HOUSING MARKET INFORMATION

RESIDENTIAL CONSTRUCTION DIGEST

Edmonton

Date Released: June 2016

Canada

Housing market intelligence you can count on

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Contents

LEGEND

Single Family	Text
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Edmonton Metropolitan Area

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Table 1a: Edmonton Metropolitan Area
Housing Starts: May 2016

Area	Singles			Multiples			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	2	9	-77.8	9	43	-79.1	11	52	-78.8
Northeast	36	34	5.9	69	34	102.9	105	68	54.4
Northwest	22	48	-54.2	22	107	-79.4	44	155	-71.6
South Central	6	8	-25.0	4	17	-76.5	10	25	-60.0
Southeast	65	74	-12.2	143	64	123.4	208	138	50.7
Southwest	60	133	-54.9	54	207	-73.9	114	340	-66.5
West	35	79	-55.7	115	114	0.9	150	193	-22.3
Total Edmonton City	**226**	**385**	**-41.3**	**416**	**586**	**-29.0**	**642**	**971**	**-33.9**
Beaumont Town	9	10	-10.0	4	10	-60.0	13	20	-35.0
Calmar Town	0	2	-100.0	0	0	--	0	2	-100.0
Devon Town	1	0	--	2	0	--	3	0	--
Fort Saskatchewan City	10	12	-16.7	18	16	12.5	28	28	0.0
Gibbons Town	0	0	--	0	0	--	0	0	--
Leduc City	9	15	-40.0	15	4	275.0	24	19	26.3
Leduc County	9	13	-30.8	0	0	--	9	13	-30.8
Morinville Town	0	10	-100.0	0	14	-100.0	0	24	-100.0
Parkland County	11	15	-26.7	0	0	--	11	15	-26.7
Spruce Grove City	17	17	0.0	0	14	-100.0	17	31	-45.2
St. Albert City	6	11	-45.5	19	10	90.0	25	21	19.0
Stony Plain Town	8	9	-11.1	5	12	-58.3	13	21	-38.1
Strathcona County	12	27	-55.6	6	8	-25.0	18	35	-48.6
Sturgeon County	8	11	-27.3	0	0	--	8	11	-27.3
First Nations	0	0	--	0	0	--	0	0	--
Other Centres	2	2	0.0	2	0	--	4	2	100.0
Total Rural	**102**	**154**	**-33.8**	**71**	**88**	**-19.3**	**173**	**242**	**-28.5**
Grand Total	**328**	**539**	**-39.1**	**487**	**674**	**-27.7**	**815**	**1,213**	**-32.8**

Table 1b: Edmonton Metropolitan Area
Housing Starts: Year-to-Date 2016

Area	Singles			Multiples			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	53	36	47.2	51	950	-94.6	104	986	-89.5
Northeast	126	177	-28.8	212	330	-35.8	338	507	-33.3
Northwest	122	282	-56.7	90	618	-85.4	212	900	-76.4
South Central	42	52	-19.2	81	99	-18.2	123	151	-18.5
Southeast	286	343	-16.6	344	644	-46.6	630	987	-36.2
Southwest	327	504	-35.1	647	1,753	-63.1	974	2,257	-56.8
West	204	351	-41.9	175	480	-63.5	379	831	-54.4
Total Edmonton City	**1,160**	**1,745**	**-33.5**	**1,600**	**4,874**	**-67.2**	**2,760**	**6,619**	**-58.3**
Beaumont Town	53	47	12.8	18	18	0.0	71	65	9.2
Calmar Town	3	5	-40.0	0	4	--	3	9	-66.7
Devon Town	2	3	-33.3	2	0	--	4	3	33.3
Fort Saskatchewan City	28	79	-64.6	90	146	-38.4	118	225	-47.6
Gibbons Town	0	0	--	0	0	--	0	0	--
Leduc City	40	77	-48.1	39	52	-25.0	79	129	-38.8
Leduc County	27	51	-47.1	7	0	--	34	51	-33.3
Morinville Town	8	25	-68.0	0	14	--	8	39	-79.5
Parkland County	27	51	-47.1	0	0	--	27	51	-47.1
Spruce Grove City	51	127	-59.8	80	92	-13.0	131	219	-40.2
St. Albert City	45	67	-32.8	469	36	1,202.8	514	103	399.0
Stony Plain Town	20	38	-47.4	16	30	-46.7	36	68	-47.1
Strathcona County	46	101	-54.5	190	267	-28.8	236	368	-35.9
Sturgeon County	30	41	-26.8	0	0	--	30	41	-26.8
First Nations	0	0	--	0	0	--	0	0	--
Other Centres	4	10	-60.0	6	4	50.0	10	14	-28.6
Total Rural	**384**	**722**	**-46.8**	**917**	**663**	**38.3**	**1,301**	**1,385**	**-6.1**
Grand Total	**1,544**	**2,467**	**-37.4**	**2,517**	**5,537**	**-54.5**	**4,061**	**8,004**	**-49.3**

Table 2a: Edmonton Metropolitan Area
Single-Detached Housing Starts by Zone and House Type: May 2016

Area	Bungalow			Split Level			Two Storey			Undetermined/Other			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	0	3	-100.0	0	0	--	1	4	-75.0	1	2	-50.0	2	9	-77.8
Northeast	1	1	0.0	0	1	-100.0	35	32	9.4	0	0	--	36	34	5.9
Northwest	1	2	-50.0	0	1	-100.0	19	44	-56.8	2	1	100.0	22	48	-54.2
South Central	0	0	--	0	0	--	6	8	-25.0	0	0	--	6	8	-25.0
Southeast	1	1	0.0	2	3	-33.3	62	70	-11.4	0	0	--	65	74	-12.2
Southwest	2	2	0.0	0	0	--	57	129	-55.8	1	2	-50.0	60	133	-54.9
West	1	3	-66.7	0	0	--	34	73	-53.4	0	3	-100.0	35	79	-55.7
Total Edmonton City	**6**	**12**	**-50.0**	**2**	**5**	**-60.0**	**214**	**360**	**-40.6**	**4**	**8**	**-50.0**	**226**	**385**	**-41.3**
Beaumont Town	0	0	--	0	0	--	9	10	-10.0	0	0	--	9	10	-10.0
Calmar Town	0	0	--	0	0	--	0	2	-100.0	0	0	--	0	2	-100.0
Devon Town	0	0	--	0	0	--	1	0	--	0	0	--	1	0	--
Fort Saskatchewan City	0	1	-100.0	0	0	--	1	1	0.0	9	10	-10.0	10	12	-16.7
Gibbons Town	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Leduc City	2	0	--	0	0	--	7	14	-50.0	0	1	-100.0	9	15	-40.0
Leduc County	2	2	0.0	0	0	--	3	2	50.0	4	9	-55.6	9	13	-30.8
Morinville Town	0	1	-100.0	0	0	--	0	0	--	0	9	-100.0	0	10	-100.0
Parkland County	3	3	0.0	0	0	--	3	3	0.0	5	9	-44.4	11	15	-26.7
Spruce Grove City	0	1	-100.0	0	0	--	17	8	112.5	0	8	-100.0	17	17	0.0
St. Albert City	1	2	-50.0	0	0	--	2	0	--	3	9	-66.7	6	11	-45.5
Stony Plain Town	0	0	--	0	0	--	7	2	250.0	1	7	-85.7	8	9	-11.1
Strathcona County	0	0	--	0	0	--	1	0	--	11	27	-59.3	12	27	-55.6
Sturgeon County	1	0	--	0	0	--	1	0	--	6	11	-45.5	8	11	-27.3
First Nations	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Other Centres	1	2	-50.0	0	0	--	1	0	--	0	0	--	2	2	0.0
Total Rural	**10**	**12**	**-16.7**	**0**	**0**	**--**	**53**	**42**	**26.2**	**39**	**100**	**-61.0**	**102**	**154**	**-33.8**
Grand Total	**16**	**24**	**-33.3**	**2**	**5**	**-60.0**	**267**	**402**	**-33.6**	**43**	**108**	**-60.2**	**328**	**539**	**-39.1**

Table 2b: Edmonton Metropolitan Area
Single-Detached Housing Starts by Zone and House Type: Year-to-Date 2016

Area	Bungalow			Split Level			Two Storey			Undetermined/Other			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	3	6	-50.0	1	0	--	47	27	74.1	2	3	-33.3	53	36	47.2
Northeast	3	2	50.0	2	1	100.0	120	172	-30.2	1	2	-50.0	126	177	-28.8
Northwest	5	5	0.0	0	5	-100.0	113	269	-58.0	4	3	33.3	122	282	-56.7
South Central	1	1	0.0	1	0	--	35	47	-25.5	5	4	25.0	42	52	-19.2
Southeast	3	2	50.0	3	7	-57.1	279	333	-16.2	1	1	0.0	286	343	-16.6
Southwest	8	11	-27.3	0	1	-100.0	308	472	-34.7	11	20	-45.0	327	504	-35.1
West	7	16	-56.3	0	0	--	190	323	-41.2	7	12	-41.7	204	351	-41.9
Total Edmonton City	**30**	**43**	**-30.2**	**7**	**14**	**-50.0**	**1,092**	**1,643**	**-33.5**	**31**	**45**	**-31.1**	**1,160**	**1,745**	**-33.5**
Beaumont Town	2	0	--	0	0	--	50	44	13.6	1	3	-66.7	53	47	12.8
Calmar Town	0	0	--	0	0	--	3	4	-25.0	0	1	-100.0	3	5	-40.0
Devon Town	0	1	-100.0	0	0	--	1	2	-50.0	1	0	--	2	3	-33.3
Fort Saskatchewan City	1	2	-50.0	0	0	--	3	1	200.0	24	76	-68.4	28	79	-64.6
Gibbons Town	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Leduc City	3	1	200.0	0	0	--	35	67	-47.8	2	9	-77.8	40	77	-48.1
Leduc County	3	4	-25.0	0	0	--	8	15	-46.7	16	32	-50.0	27	51	-47.1
Morinville Town	0	1	-100.0	0	0	--	1	0	--	7	24	-70.8	8	25	-68.0
Parkland County	5	6	-16.7	2	0	--	8	5	60.0	12	40	-70.0	27	51	-47.1
Spruce Grove City	0	1	-100.0	0	0	--	51	40	27.5	0	86	-100.0	51	127	-59.8
St. Albert City	3	4	-25.0	0	0	--	12	18	-33.3	30	45	-33.3	45	67	-32.8
Stony Plain Town	1	0	--	0	0	--	16	14	14.3	3	24	-87.5	20	38	-47.4
Strathcona County	0	0	--	0	0	--	1	0	--	45	101	-55.4	46	101	-54.5
Sturgeon County	3	0	--	0	0	--	3	1	200.0	24	40	-40.0	30	41	-26.8
First Nations	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Other Centres	1	2	-50.0	0	0	--	2	1	100.0	1	7	-85.7	4	10	-60.0
Total Rural	**22**	**22**	**0.0**	**2**	**0**	**--**	**194**	**212**	**-8.5**	**166**	**488**	**-66.0**	**384**	**722**	**-46.8**
Grand Total	**52**	**65**	**-20.0**	**9**	**14**	**-35.7**	**1,286**	**1,855**	**-30.7**	**197**	**533**	**-63.0**	**1,544**	**2,467**	**-37.4**

Table 3a: Edmonton Metropolitan Area
Multiple Housing Starts by Zone, Type and Tenure: May 2016

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	2	0	0	0	3	0	3	4	9
Northeast	10	0	55	55	0	0	0	4	69
Northwest	12	0	0	0	10	0	10	0	22
South Central	4	0	0	0	0	0	0	0	4
Southeast	38	0	0	0	33	65	98	7	143
Southwest	34	0	0	0	7	0	7	13	54
West	12	0	0	0	11	78	89	14	115
Total Edmonton City	**112**	**0**	**55**	**55**	**64**	**143**	**207**	**42**	**416**
Beaumont Town	4	0	0	0	0	0	0	0	4
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	2	0	0	0	0	0	0	0	2
Fort Saskatchewan City	14	0	0	0	0	0	0	4	18
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	8	0	0	0	3	0	3	4	15
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	0	0	0	0	0
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	0	0	0	0	0	0	0	0	0
St. Albert City	4	15	0	15	0	0	0	0	19
Stony Plain Town	2	0	0	0	0	3	3	0	5
Strathcona County	6	0	0	0	0	0	0	0	6
Sturgeon County	0	0	0	0	0	0	0	0	0
First Nations	0	0	0	0	0	0	0	0	0
Other Centres	2	0	0	0	0	0	0	0	2
Total Rural	**42**	**15**	**0**	**15**	**3**	**3**	**6**	**8**	**71**
Grand Total	**154**	**15**	**55**	**70**	**67**	**146**	**213**	**50**	**487**

Table 3b: Edmonton Metropolitan Area
Multiple Housing Starts by Zone, Type and Tenure: Year-to-Date 2016

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	32	0	0	0	6	0	6	13	51
Northeast	62	0	55	55	12	79	91	4	212
Northwest	28	0	0	0	62	0	62	0	90
South Central	26	0	55	55	0	0	0	0	81
Southeast	160	0	0	0	92	74	166	18	344
Southwest	144	80	39	119	89	244	333	51	647
West	62	0	0	0	11	78	89	24	175
Total Edmonton City	**514**	**80**	**149**	**229**	**272**	**475**	**747**	**110**	**1,600**
Beaumont Town	14	0	0	0	0	0	0	4	18
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	2	0	0	0	0	0	0	0	2
Fort Saskatchewan City	34	0	48	48	0	0	0	8	90
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	28	0	0	0	3	0	3	8	39
Leduc County	4	0	0	0	0	0	0	3	7
Morinville Town	0	0	0	0	0	0	0	0	0
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	40	0	0	0	4	0	4	36	80
St. Albert City	52	15	0	15	4	398	402	0	469
Stony Plain Town	10	0	0	0	0	3	3	3	16
Strathcona County	18	0	172	172	0	0	0	0	190
Sturgeon County	0	0	0	0	0	0	0	0	0
First Nations	0	0	0	0	0	0	0	0	0
Other Centres	2	0	0	0	0	0	0	4	6
Total Rural	**204**	**15**	**220**	**235**	**11**	**401**	**412**	**66**	**917**
Grand Total	**718**	**95**	**369**	**464**	**283**	**876**	**1,159**	**176**	**2,517**

Table 4a: Edmonton Metropolitan Area
Housing Completions: May 2016

Area	Singles			Multiples			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	12	10	20.0	26	16	62.5	38	26	46.2
Northeast	38	34	11.8	40	40	0.0	78	74	5.4
Northwest	38	116	-67.2	98	123	-20.3	136	239	-43.1
South Central	10	9	11.1	12	26	-53.8	22	35	-37.1
Southeast	80	90	-11.1	94	54	74.1	174	144	20.8
Southwest	79	93	-15.1	182	122	49.2	261	215	21.4
West	59	86	-31.4	33	207	-84.1	92	293	-68.6
Total Edmonton City	**316**	**438**	**-27.9**	**485**	**588**	**-17.5**	**801**	**1,026**	**-21.9**
Beaumont Town	26	20	30.0	3	2	50.0	29	22	31.8
Calmar Town	1	0	--	0	0	--	1	0	--
Devon Town	2	0	--	0	0	--	2	0	--
Fort Saskatchewan City	11	17	-35.3	24	16	50.0	35	33	6.1
Gibbons Town	0	2	-100.0	0	0	--	0	2	-100.0
Leduc City	32	16	100.0	7	8	-12.5	39	24	62.5
Leduc County	6	31	-80.6	0	0	--	6	31	-80.6
Morinville Town	6	3	100.0	0	0	--	6	3	100.0
Parkland County	12	7	71.4	0	0	--	12	7	71.4
Spruce Grove City	14	15	-6.7	50	16	212.5	64	31	106.5
St. Albert City	19	9	111.1	28	2	1,300.0	47	11	327.3
Stony Plain Town	4	2	100.0	8	0	--	12	2	500.0
Strathcona County	26	28	-7.1	52	64	-18.8	78	92	-15.2
Sturgeon County	6	8	-25.0	0	0	--	6	8	-25.0
First Nations	0	0	--	0	0	--	0	0	--
Other Centres	3	2	50.0	4	0	--	7	2	250.0
Total Rural	**168**	**160**	**5.0**	**176**	**108**	**63.0**	**344**	**268**	**28.4**
Grand Total	**484**	**598**	**-19.1**	**661**	**696**	**-5.0**	**1,145**	**1,294**	**-11.5**

Table 4b: Edmonton Metropolitan Area
Housing Completions: Year-to-Date 2016

Area	Singles			Multiples			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	–	0	0	–	0	0	–
North Central	54	46	17.4	1,027	66	1,456.1	1,081	112	865.2
Northeast	143	137	4.4	188	401	-53.1	331	538	-38.5
Northwest	188	427	-56.0	163	331	-50.8	351	758	-53.7
South Central	47	39	20.5	101	168	-39.9	148	207	-28.5
Southeast	373	360	3.6	439	502	-12.5	812	862	-5.8
Southwest	476	544	-12.5	828	708	16.9	1,304	1,252	4.2
West	333	393	-15.3	450	348	29.3	783	741	5.7
Total Edmonton City	**1,614**	**1,946**	**-17.1**	**3,196**	**2,524**	**26.6**	**4,810**	**4,470**	**7.6**
Beaumont Town	73	72	1.4	27	8	237.5	100	80	25.0
Calmar Town	8	12	-33.3	0	0	–	8	12	-33.3
Devon Town	3	3	0.0	2	0	–	5	3	66.7
Fort Saskatchewan City	47	92	-48.9	123	42	192.9	170	134	26.9
Gibbons Town	1	3	-66.7	0	0	–	1	3	-66.7
Leduc City	107	128	-16.4	217	100	117.0	324	228	42.1
Leduc County	49	55	-10.9	0	0	–	49	55	-10.9
Morinville Town	25	24	4.2	16	2	700.0	41	26	57.7
Parkland County	47	53	-11.3	0	2	–	47	55	-14.5
Spruce Grove City	82	142	-42.3	140	271	-48.3	222	413	-46.2
St. Albert City	63	84	-25.0	176	92	91.3	239	176	35.8
Stony Plain Town	23	29	-20.7	28	33	-15.2	51	62	-17.7
Strathcona County	114	101	12.9	147	148	-0.7	261	249	4.8
Sturgeon County	50	42	19.0	0	0	–	50	42	19.0
First Nations	0	0	–	0	0	–	0	0	–
Other Centres	13	7	85.7	8	0	–	21	7	200.0
Total Rural	**705**	**847**	**-16.8**	**884**	**698**	**26.6**	**1,589**	**1,545**	**2.8**
Grand Total	**2,319**	**2,793**	**-17.0**	**4,080**	**3,222**	**26.6**	**6,399**	**6,015**	**6.4**

Table 5a: Edmonton Metropolitan Area
Single-Detached Housing Completions by Zone and House Type: May 2016

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	3	1	200.0	1	1	0.0	8	8	0.0	0	0	--	12	10	20.0
Northeast	3	0	--	0	0	--	35	34	2.9	0	0	--	38	34	11.8
Northwest	0	1	-100.0	0	4	-100.0	38	111	-65.8	0	0	--	38	116	-67.2
South Central	0	0	--	0	0	--	10	9	11.1	0	0	--	10	9	11.1
Southeast	2	1	100.0	0	0	--	78	89	-12.4	0	0	--	80	90	-11.1
Southwest	0	3	-100.0	1	0	--	76	90	-15.6	2	0	--	79	93	-15.1
West	7	7	0.0	0	0	--	52	79	-34.2	0	0	--	59	86	-31.4
Total Edmonton City	**15**	**13**	**15.4**	**2**	**5**	**-60.0**	**297**	**420**	**-29.3**	**2**	**0**	**--**	**316**	**438**	**-27.9**
Beaumont Town	0	1	-100.0	0	0	--	26	19	36.8	0	0	--	26	20	30.0
Calmar Town	0	0	--	0	0	--	1	0	--	0	0	--	1	0	--
Devon Town	2	0	--	0	0	--	0	0	--	0	0	--	2	0	--
Fort Saskatchewan City	2	3	-33.3	0	0	--	8	14	-42.9	1	0	--	11	17	-35.3
Gibbons Town	0	0	--	0	0	--	0	2	-100.0	0	0	--	0	2	-100.0
Leduc City	1	3	-66.7	0	1	-100.0	31	12	158.3	0	0	--	32	16	100.0
Leduc County	5	16	-68.8	0	0	--	1	12	-91.7	0	3	-100.0	6	31	-80.6
Morinville Town	1	0	--	0	0	--	5	3	66.7	0	0	--	6	3	100.0
Parkland County	3	6	-50.0	0	0	--	9	0	--	0	1	-100.0	12	7	71.4
Spruce Grove City	1	1	0.0	0	0	--	13	14	-7.1	0	0	--	14	15	-6.7
St. Albert City	1	2	-50.0	0	0	--	18	7	157.1	0	0	--	19	9	111.1
Stony Plain Town	1	0	--	0	0	--	3	1	200.0	0	1	-100.0	4	2	100.0
Strathcona County	12	6	100.0	0	2	-100.0	14	20	-30.0	0	0	--	26	28	-7.1
Sturgeon County	3	2	50.0	0	0	--	2	6	-66.7	1	0	--	6	8	-25.0
First Nations	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Other Centres	1	1	0.0	1	0	--	1	1	0.0	0	0	--	3	2	50.0
Total Rural	**33**	**41**	**-19.5**	**1**	**3**	**-66.7**	**132**	**111**	**18.9**	**2**	**5**	**-60.0**	**168**	**160**	**5.0**
Grand Total	**48**	**54**	**-11.1**	**3**	**8**	**-62.5**	**429**	**531**	**-19.2**	**4**	**5**	**-20.0**	**484**	**598**	**-19.1**

Table 5b: Edmonton Metropolitan Area
Single-Detached Housing Completions by Zone and House Type: Year-to-Date 2016

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	7	5	40.0	2	4	-50.0	44	35	25.7	1	2	-50.0	54	46	17.4
Northeast	5	2	150.0	0	4	-100.0	138	131	5.3	0	0	--	143	137	4.4
Northwest	3	5	-40.0	3	7	-57.1	181	414	-56.3	1	1	0.0	188	427	-56.0
South Central	1	2	-50.0	0	0	--	38	36	5.6	8	1	700.0	47	39	20.5
Southeast	5	3	66.7	5	4	25.0	363	353	2.8	0	0	--	373	360	3.6
Southwest	11	17	-35.3	3	0	--	459	525	-12.6	3	2	50.0	476	544	-12.5
West	11	23	-52.2	1	0	--	316	370	-14.6	5	0	--	333	393	-15.3
Total Edmonton City	**43**	**57**	**-24.6**	**14**	**19**	**-26.3**	**1,539**	**1,864**	**-17.4**	**18**	**6**	**200.0**	**1,614**	**1,946**	**-17.1**
Beaumont Town	2	4	-50.0	0	0	--	71	68	4.4	0	0	--	73	72	1.4
Calmar Town	0	1	-100.0	0	0	--	8	11	-27.3	0	0	--	8	12	-33.3
Devon Town	3	0	--	0	0	--	0	3	-100.0	0	0	--	3	3	0.0
Fort Saskatchewan City	3	10	-70.0	0	0	--	42	82	-48.8	2	0	--	47	92	-48.9
Gibbons Town	0	0	--	0	0	--	1	2	-50.0	0	1	-100.0	1	3	-66.7
Leduc City	5	18	-72.2	0	2	-100.0	102	108	-5.6	0	0	--	107	128	-16.4
Leduc County	15	24	-37.5	1	0	--	28	25	12.0	5	6	-16.7	49	55	-10.9
Morinville Town	3	6	-50.0	0	0	--	22	18	22.2	0	0	--	25	24	4.2
Parkland County	18	33	-45.5	0	1	-100.0	23	8	187.5	6	11	-45.5	47	53	-11.3
Spruce Grove City	4	7	-42.9	0	0	--	78	135	-42.2	0	0	--	82	142	-42.3
St. Albert City	6	17	-64.7	1	0	--	56	67	-16.4	0	0	--	63	84	-25.0
Stony Plain Town	2	1	100.0	0	0	--	21	22	-4.5	0	6	-100.0	23	29	-20.7
Strathcona County	27	19	42.1	0	4	-100.0	86	75	14.7	1	3	-66.7	114	101	12.9
Sturgeon County	19	24	-20.8	0	0	--	22	14	57.1	9	4	125.0	50	42	19.0
First Nations	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Other Centres	6	3	100.0	2	0	--	4	3	33.3	1	1	0.0	13	7	85.7
Total Rural	**113**	**167**	**-32.3**	**4**	**7**	**-42.9**	**564**	**641**	**-12.0**	**24**	**32**	**-25.0**	**705**	**847**	**-16.8**
Grand Total	**156**	**224**	**-30.4**	**18**	**26**	**-30.8**	**2,103**	**2,505**	**-16.0**	**42**	**38**	**10.5**	**2,319**	**2,793**	**-17.0**

Table 6a: Edmonton Metropolitan Area
Multiple Housing Completions by Zone, Type and Tenure: May 2016

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	12	3	4	7	3	0	3	4	26
Northeast	22	0	0	0	18	0	18	0	40
Northwest	30	20	0	20	48	0	48	0	98
South Central	6	0	6	6	0	0	0	0	12
Southeast	54	0	0	0	21	0	21	19	94
Southwest	44	4	63	67	0	60	60	11	182
West	22	0	0	0	11	0	11	0	33
Total Edmonton City	**190**	**27**	**73**	**100**	**101**	**60**	**161**	**34**	**485**
Beaumont Town	0	0	0	0	0	0	0	3	3
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	14	7	0	7	0	0	0	3	24
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	4	0	0	0	3	0	3	0	7
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	0	0	0	0	0
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	14	0	28	28	0	0	0	8	50
St. Albert City	0	28	0	28	0	0	0	0	28
Stony Plain Town	0	0	0	0	8	0	8	0	8
Strathcona County	2	0	46	46	4	0	4	0	52
Sturgeon County	0	0	0	0	0	0	0	0	0
First Nations	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	4	4
Total Rural	**34**	**35**	**74**	**109**	**15**	**0**	**15**	**18**	**176**
Grand Total	**224**	**62**	**147**	**209**	**116**	**60**	**176**	**52**	**661**

Table 6b: Edmonton Metropolitan Area
Multiple Housing Completions by Zone, Type and Tenure: Year-to-Date 2016

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	76	13	626	639	8	297	305	7	1,027
Northeast	58	0	95	95	32	0	32	3	188
Northwest	58	20	0	20	85	0	85	0	163
South Central	52	0	10	10	0	39	39	0	101
Southeast	136	0	0	0	72	186	258	45	439
Southwest	266	16	388	404	21	69	90	68	828
West	142	0	131	131	43	131	174	3	450
Total Edmonton City	**788**	**49**	**1,250**	**1,299**	**261**	**722**	**983**	**126**	**3,196**
Beaumont Town	24	0	0	0	0	0	0	3	27
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	2	0	0	0	0	0	0	0	2
Fort Saskatchewan City	46	14	48	62	9	0	9	6	123
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	26	0	160	160	6	0	6	25	217
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	16	0	0	0	0	0	0	0	16
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	84	4	44	48	0	0	0	8	140
St. Albert City	22	39	110	149	5	0	5	0	176
Stony Plain Town	16	0	0	0	12	0	12	0	28
Strathcona County	36	0	107	107	4	0	4	0	147
Sturgeon County	0	0	0	0	0	0	0	0	0
First Nations	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	4	0	4	4	8
Total Rural	**272**	**57**	**469**	**526**	**40**	**0**	**40**	**46**	**884**
Grand Total	**1,060**	**106**	**1,719**	**1,825**	**301**	**722**	**1,023**	**172**	**4,080**

Table 7: Edmonton Metropolitan Area
Housing Under Construction by Zone: May 2016

Area	Singles			Multiples			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	82	118	-30.5	1,825	2,775	-34.2	1,907	2,893	-34.1
Northeast	196	268	-26.9	405	694	-41.6	601	962	-37.5
Northwest	206	508	-59.4	579	1,126	-48.6	785	1,634	-52.0
South Central	84	111	-24.3	339	228	48.7	423	339	24.8
Southeast	363	552	-34.2	777	1,267	-38.7	1,140	1,819	-37.3
Southwest	529	837	-36.8	3,256	3,276	-0.6	3,785	4,113	-8.0
West	282	531	-46.9	626	859	-27.1	908	1,390	-34.7
Total Edmonton City	**1,742**	**2,925**	**-40.4**	**7,807**	**10,225**	**-23.6**	**9,549**	**13,150**	**-27.4**
Beaumont Town	112	91	23.1	172	38	352.6	284	129	120.2
Calmar Town	12	25	-52.0	4	4	0.0	16	29	-44.8
Devon Town	2	6	-66.7	2	0	--	4	6	-33.3
Fort Saskatchewan City	43	135	-68.1	182	229	-20.5	225	364	-38.2
Gibbons Town	1	4	-75.0	0	0	--	1	4	-75.0
Leduc City	97	181	-46.4	163	432	-62.3	260	613	-57.6
Leduc County	80	122	-34.4	7	0	--	87	122	-28.7
Morinville Town	15	62	-75.8	39	57	-31.6	54	119	-54.6
Parkland County	90	122	-26.2	0	4	-100.0	90	126	-28.6
Spruce Grove City	78	200	-61.0	299	364	-17.9	377	564	-33.2
St. Albert City	91	118	-22.9	602	399	50.9	693	517	34.0
Stony Plain Town	47	73	-35.6	284	56	407.1	331	129	156.6
Strathcona County	105	186	-43.5	403	465	-13.3	508	651	-22.0
Sturgeon County	57	97	-41.2	0	0	--	57	97	-41.2
First Nations	0	0	--	0	0	--	0	0	--
Other Centres	9	20	-55.0	12	10	20.0	21	30	-30.0
Total Rural	**839**	**1,442**	**-41.8**	**2,169**	**2,058**	**5.4**	**3,008**	**3,500**	**-14.1**
Grand Total	**2,581**	**4,367**	**-40.9**	**9,976**	**12,283**	**-18.8**	**12,557**	**16,650**	**-24.6**

Table 8: Edmonton Metropolitan Area
Single-Detached Housing Under Construction by Zone and House Type: May 2016

Area	Bungalow			Split Level			Two Storey			Undetermined/Other			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	5	14	-64.3	2	4	-50.0	70	91	-23.1	5	9	-44.4	82	118	-30.5
Northeast	4	7	-42.9	4	3	33.3	185	256	-27.7	3	2	50.0	196	268	-26.9
Northwest	8	9	-11.1	2	10	-80.0	190	482	-60.6	6	7	-14.3	206	508	-59.4
South Central	1	4	-75.0	3	0	--	67	92	-27.2	13	15	-13.3	84	111	-24.3
Southeast	3	3	0.0	3	8	-62.5	356	537	-33.7	1	4	-75.0	363	552	-34.2
Southwest	20	21	-4.8	0	1	-100.0	478	771	-38.0	31	44	-29.5	529	837	-36.8
West	6	20	-70.0	1	0	--	255	484	-47.3	20	27	-25.9	282	531	-46.9
Total Edmonton City	**47**	**78**	**-39.7**	**15**	**26**	**-42.3**	**1,601**	**2,713**	**-41.0**	**79**	**108**	**-26.9**	**1,742**	**2,925**	**-40.4**
Beaumont Town	5	2	150.0	0	0	--	103	84	22.6	4	5	-20.0	112	91	23.1
Calmar Town	1	0	--	0	1	-100.0	11	21	-47.6	0	3	-100.0	12	25	-52.0
Devon Town	0	2	-100.0	0	0	--	1	2	-50.0	1	2	-50.0	2	6	-66.7
Fort Saskatchewan City	2	9	-77.8	0	1	-100.0	16	49	-67.3	25	76	-67.1	43	135	-68.1
Gibbons Town	0	0	--	0	0	--	0	0	--	1	4	-75.0	1	4	-75.0
Leduc City	7	6	16.7	0	0	--	84	160	-47.5	6	15	-60.0	97	181	-46.4
Leduc County	13	23	-43.5	0	0	--	25	61	-59.0	42	38	10.5	80	122	-34.4
Morinville Town	0	1	-100.0	0	0	--	1	7	-85.7	14	54	-74.1	15	62	-75.8
Parkland County	20	38	-47.4	2	0	--	37	26	42.3	31	58	-46.6	90	122	-26.2
Spruce Grove City	1	7	-85.7	0	0	--	68	79	-13.9	9	114	-92.1	78	200	-61.0
St. Albert City	17	9	88.9	0	0	--	35	38	-7.9	39	71	-45.1	91	118	-22.9
Stony Plain Town	3	3	0.0	0	0	--	26	41	-36.6	18	29	-37.9	47	73	-35.6
Strathcona County	11	18	-38.9	1	0	--	40	61	-34.4	53	107	-50.5	105	186	-43.5
Sturgeon County	5	0	--	0	0	--	14	7	100.0	38	90	-57.8	57	97	-41.2
First Nations	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Other Centres	3	7	-57.1	0	1	-100.0	4	1	300.0	2	11	-81.8	9	20	-55.0
Total Rural	**88**	**125**	**-29.6**	**3**	**3**	**0.0**	**465**	**637**	**-27.0**	**283**	**677**	**-58.2**	**839**	**1,442**	**-41.8**
Grand Total	**135**	**203**	**-33.5**	**18**	**29**	**-37.9**	**2,066**	**3,350**	**-38.3**	**362**	**785**	**-53.9**	**2,581**	**4,367**	**-40.9**

Table 9: Edmonton Metropolitan Area
Multiple Housing Under Construction by Zone, Type and Tenure: May 2016

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	76	0	731	731	41	917	958	60	1,825
Northeast	86	0	121	121	23	163	186	12	405
Northwest	70	33	0	33	147	329	476	0	579
South Central	60	0	115	115	0	157	157	7	339
Southeast	200	0	0	0	147	383	530	47	777
Southwest	272	167	947	1,114	129	1,658	1,787	83	3,256
West	150	0	0	0	115	318	433	43	626
Total Edmonton City	**914**	**200**	**1,914**	**2,114**	**602**	**3,925**	**4,527**	**252**	**7,807**
Beaumont Town	26	65	63	128	0	8	8	10	172
Calmar Town	0	4	0	4	0	0	0	0	4
Devon Town	2	0	0	0	0	0	0	0	2
Fort Saskatchewan City	54	59	48	107	13	0	13	8	182
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	34	4	90	94	23	0	23	12	163
Leduc County	4	0	0	0	0	0	0	3	7
Morinville Town	0	0	36	36	0	3	3	0	39
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	74	38	0	38	31	96	127	60	299
St. Albert City	68	11	0	11	6	517	523	0	602
Stony Plain Town	36	33	66	99	8	138	146	3	284
Strathcona County	18	0	325	325	0	56	56	4	403
Sturgeon County	0	0	0	0	0	0	0	0	0
First Nations	0	0	0	0	0	0	0	0	0
Other Centres	4	0	4	4	0	0	0	4	12
Total Rural	**320**	**214**	**632**	**846**	**81**	**818**	**899**	**104**	**2,169**
Grand Total	**1,234**	**414**	**2,546**	**2,960**	**683**	**4,743**	**5,426**	**356**	**9,976**

Table 10: Edmonton Metropolitan Area
Housing Starts: 2016 vs 2015

	Singles			Multiples			Total		
Month	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
January	263	446	-41.0	338	1,386	-75.6	601	1,832	-67.2
February	325	499	-34.9	311	1,447	-78.5	636	1,946	-67.3
March	290	477	-39.2	584	1,250	-53.3	874	1,727	-49.4
April	338	506	-33.2	797	780	2.2	1,135	1,286	-11.7
May	328	539	-39.1	487	674	-27.7	815	1,213	-32.8
Total	**1,544**	**2,467**	**-37.4**	**2,517**	**5,537**	**-54.5**	**4,061**	**8,004**	**-49.3**

Table 11: Edmonton Metropolitan Area
Housing Completions: 2016 vs 2015

Month	Singles			Multiples			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
January	500	419	19.3	691	300	130.3	1,191	719	65.6
February	409	551	-25.8	873	959	-9.0	1,282	1,510	-15.1
March	456	696	-34.5	785	876	-10.4	1,241	1,572	-21.1
April	470	529	-11.2	1,070	391	173.7	1,540	920	67.4
May	484	598	-19.1	661	696	-5.0	1,145	1,294	-11.5
Total	**2,319**	**2,793**	**-17.0**	**4,080**	**3,222**	**26.6**	**6,399**	**6,015**	**6.4**

Table 12: Edmonton Metropolitan Area
Housing Under Construction: 2016 vs 2015

Month	Singles			Multiples			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
January	3,125	4,724	-33.8	11,198	11,122	0.7	14,323	15,846	-9.6
February	3,040	4,672	-34.9	10,636	11,610	-8.4	13,676	16,282	-16.0
March	2,870	4,454	-35.6	10,424	11,982	-13.0	13,294	16,436	-19.1
April	2,737	4,427	-38.2	10,151	12,363	-17.9	12,888	16,790	-23.2
May	2,581	4,367	-40.9	9,976	12,283	-18.8	12,557	16,650	-24.6

Table 13: Edmonton Metropolitan Area
Single-Detached Housing Starts by Month and House Type: Year-to-Date 2016

Month	Bungalow			Split Level			Two Storey			Undetermined/Other			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
January	10	14	-28.6	2	2	0.0	220	320	-31.3	31	110	-71.8	263	446	-41.0
February	8	4	100.0	0	3	-100.0	290	383	-24.3	27	109	-75.2	325	499	-34.9
March	6	6	0.0	1	1	0.0	227	378	-39.9	56	92	-39.1	290	477	-39.2
April	12	17	-29.4	4	3	33.3	282	372	-24.2	40	114	-64.9	338	506	-33.2
May	16	24	-33.3	2	5	-60.0	267	402	-33.6	43	108	-60.2	328	539	-39.1
Total	52	65	-20.0	9	14	-35.7	1,286	1,955	-30.7	197	533	-63.0	1,544	2,467	-37.4

Table 14: Edmonton Metropolitan Area
Single-Detached Housing Completions by Month and House Type: Year-to-Date 2016

Month	Bungalow			Split Level			Two Storey			Other			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
January	24	33	-27.3	2	3	-33.3	467	374	24.9	7	9	-22.2	500	419	19.3
February	29	44	-34.1	4	6	-33.3	365	488	-25.2	11	13	-15.4	409	551	-25.8
March	34	73	-53.4	2	6	-66.7	407	609	-33.2	13	8	62.5	456	696	-34.5
April	21	20	5.0	7	3	133.3	435	503	-13.5	7	3	133.3	470	529	-11.2
May	48	54	-11.1	3	8	-62.5	429	531	-19.2	4	5	-20.0	484	598	-19.1
Total	156	224	-30.4	18	26	-30.8	2,103	2,505	-16.0	42	38	10.5	2,319	2,793	-17.0

Table 15: Edmonton Metropolitan Area
Single-Detached Housing Under Construction by Month and House Type: Year-to-Date 2016

Month	Bungalow			Split Level			Two Storey			Undetermined/Other			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
January	141	210	-32.9	26	36	-27.8	2,282	3,547	-35.7	676	931	-27.4	3,125	4,724	-33.8
February	140	208	-32.7	21	33	-36.4	2,271	3,558	-36.2	608	873	-30.4	3,040	4,672	-34.9
March	142	197	-27.9	21	31	-32.3	2,229	3,476	-35.9	478	750	-36.3	2,870	4,454	-35.6
April	151	204	-26.0	19	31	-38.7	2,172	3,416	-36.4	395	776	-49.1	2,737	4,427	-38.2
May	135	203	-33.5	18	29	-37.9	2,066	3,350	-38.3	362	785	-53.9	2,581	4,367	-40.9

Table 16: Edmonton Metropolitan Area
Multiple Housing Starts by Month, Type, and Tenure: Year-to-Date 2016

		Rental			Condominium				
Month	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
January	142	0	52	52	73	6	79	65	338
February	136	80	0	80	56	0	56	39	311
March	144	0	0	0	63	370	433	7	584
April	142	0	262	262	24	354	378	15	797
May	154	15	55	70	67	146	213	50	487
Total	**718**	**95**	**369**	**464**	**283**	**876**	**1,159**	**176**	**2,517**

Table 17: Edmonton Metropolitan Area
Multiple Housing Completions by Month, Type, and Tenure: Year-to-Date 2016

		Rental			Condominium				
Month	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
January	272	11	216	227	33	117	150	42	691
February	180	18	473	491	53	116	169	33	873
March	204	0	466	466	66	17	83	32	785
April	180	15	417	432	33	412	445	13	1,070
May	224	62	147	209	116	60	176	52	661
Total	1,060	106	1,719	1,825	301	722	1,023	172	4,080

Table 18: Edmonton Metropolitan Area
Multiple Housing Under Construction by Month, Type, and Tenure: Year-to-Date 2016

		Rental			Condominium				
Month	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
January	1,450	316	2,996	3,312	823	5,228	6,051	385	11,198
February	1,406	396	3,226	3,622	815	4,409	5,224	384	10,636
March	1,344	402	2,756	3,158	810	4,753	5,563	359	10,424
April	1,306	440	2,607	3,047	748	4,689	5,437	361	10,151
May	1,234	414	2,546	2,960	683	4,743	5,426	356	9,976

Table 19: Edmonton Metropolitan Area
Complete and Unabsorbed Units by Zone and Type: May 2016

Area	Singles			Multiples			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	15	5	200.0	291	40	627.5	306	45	580.0
Northeast	84	52	61.5	86	79	8.9	170	131	29.8
Northwest	111	103	7.8	177	35	405.7	288	138	108.7
South Central	5	6	-16.7	22	11	100.0	27	17	58.8
Southeast	124	81	53.1	158	87	81.6	282	168	67.9
Southwest	116	31	274.2	228	194	17.5	344	225	52.9
West	74	30	146.7	200	64	212.5	274	94	191.5
Total Edmonton City	**529**	**308**	**71.8**	**1,162**	**510**	**127.8**	**1,691**	**818**	**106.7**
Beaumont Town	27	30	-10.0	17	0	--	44	30	46.7
Calmar Town	3	1	200.0	0	0	--	3	1	200.0
Devon Town	2	1	100.0	0	0	--	2	1	100.0
Fort Saskatchewan City	61	55	10.9	71	17	317.6	132	72	83.3
Gibbons Town	0	0	--	0	0	--	0	0	--
Leduc City	70	55	27.3	158	27	485.2	228	82	178.0
Leduc County	10	4	150.0	0	0	--	10	4	150.0
Morinville Town	17	5	240.0	10	0	--	27	5	440.0
Parkland County	6	6	0.0	0	2	-100.0	6	8	-25.0
Spruce Grove City	54	45	20.0	221	192	15.1	275	237	16.0
St. Albert City	39	36	8.3	154	55	180.0	193	91	112.1
Stony Plain Town	24	25	-4.0	32	37	-13.5	56	62	-9.7
Strathcona County	32	36	-11.1	136	29	369.0	168	65	158.5
Sturgeon County	3	0	--	0	0	--	3	0	--
First Nations	0	0	--	0	0	--	0	0	--
Other Centres	4	1	300.0	5	0	--	9	1	800.0
Total Rural	**352**	**300**	**17.3**	**804**	**359**	**124.0**	**1,156**	**659**	**75.4**
Grand Total	**881**	**608**	**44.9**	**1,966**	**869**	**126.2**	**2,847**	**1,477**	**92.8**

Table 20: Edmonton Metropolitan Area
Complete and Unabsorbed Units by Zone and Type: Year-to-Date 2016

Month	Singles			Multiples			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
January	822	514	59.9	1,233	601	105.2	2,055	1,115	84.3
February	828	562	47.3	1,572	683	130.2	2,400	1,245	92.8
March	841	592	42.1	1,952	871	124.1	2,793	1,463	90.9
April	846	601	40.8	2,121	830	155.5	2,967	1,431	107.3
May	881	608	44.9	1,966	869	126.2	2,847	1,477	92.8

Table 21: Edmonton Metropolitan Area
Complete and Unabsorbed Single-Detached Units by Zone and House Type: May 2016

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	5	1	400.0	0	0	--	10	4	150.0	0	0	--	15	5	200.0
Northeast	1	0	--	0	0	--	83	52	59.6	0	0	--	84	52	61.5
Northwest	0	3	-100.0	1	2	-50.0	109	97	12.4	1	1	0.0	111	103	7.8
South Central	0	0	--	0	0	--	5	6	-16.7	0	0	--	5	6	-16.7
Southeast	1	1	0.0	1	0	--	122	80	52.5	0	0	--	124	81	53.1
Southwest	3	0	--	0	0	--	112	31	261.3	1	0	--	116	31	274.2
West	4	1	300.0	0	0	--	70	29	141.4	0	0	--	74	30	146.7
Total Edmonton City	**14**	**6**	**133.3**	**2**	**2**	**0.0**	**511**	**299**	**70.9**	**2**	**1**	**100.0**	**529**	**308**	**71.8**
Beaumont Town	0	1	-100.0	0	0	--	27	29	-6.9	0	0	--	27	30	-10.0
Calmar Town	0	0	--	0	0	--	3	1	200.0	0	0	--	3	1	200.0
Devon Town	2	0	--	0	0	--	0	1	-100.0	0	0	--	2	1	100.0
Fort Saskatchewan City	0	2	-100.0	1	2	-50.0	59	51	15.7	1	0	--	61	55	10.9
Gibbons Town	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Leduc City	6	10	-40.0	1	1	0.0	63	44	43.2	0	0	--	70	55	27.3
Leduc County	3	1	200.0	0	0	--	7	2	250.0	0	1	-100.0	10	4	150.0
Morinville Town	4	0	--	2	0	--	11	5	120.0	0	0	--	17	5	240.0
Parkland County	1	1	0.0	0	0	--	3	2	50.0	2	3	-33.3	6	6	0.0
Spruce Grove City	1	5	-80.0	0	0	--	53	40	32.5	0	0	--	54	45	20.0
St. Albert City	6	6	0.0	1	0	--	32	30	6.7	0	0	--	39	36	8.3
Stony Plain Town	3	1	200.0	0	0	--	20	21	-4.8	1	3	-66.7	24	25	-4.0
Strathcona County	8	8	0.0	0	1	-100.0	24	27	-11.1	0	0	--	32	36	-11.1
Sturgeon County	0	0	--	0	0	--	2	0	--	1	0	--	3	0	--
First Nations	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Other Centres	2	0	--	1	0	--	1	1	0.0	0	0	--	4	1	300.0
Total Rural	**36**	**35**	**2.9**	**6**	**4**	**50.0**	**305**	**254**	**20.1**	**5**	**7**	**-28.6**	**352**	**300**	**17.3**
Grand Total	**50**	**41**	**22.0**	**8**	**6**	**33.3**	**816**	**553**	**47.6**	**7**	**8**	**-12.5**	**881**	**608**	**44.9**

Table 22: Edmonton Metropolitan Area
Complete and Unabsorbed Single-Detached Units by Month and House Type: Year-to-Date 2016

Month	Bungalow			Split Level			Two Storey			Other			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
January	45	37	21.6	6	4	50.0	768	466	64.8	3	7	-57.1	822	514	59.9
February	46	44	4.5	6	4	50.0	770	505	52.5	6	9	-33.3	828	562	47.3
March	41	48	-14.6	7	5	40.0	787	531	48.2	6	8	-25.0	841	592	42.1
April	42	46	-8.7	7	5	40.0	792	542	46.1	5	8	-37.5	846	601	40.8
May	50	41	22.0	8	6	33.3	816	553	47.6	7	8	-12.5	881	608	44.9

Table 23: Edmonton Metropolitan Area
Complete and Unabsorbed Multiple Units by Zone, Type, and Tenure: May 2016

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	37	2	226	228	2	15	17	9	291
Northeast	45	1	38	39	0	2	2	0	86
Northwest	30	20	31	51	17	79	96	0	177
South Central	18	0	4	4	0	0	0	0	22
Southeast	54	0	0	0	34	59	93	11	158
Southwest	81	8	14	22	5	105	110	15	228
West	29	0	137	137	7	24	31	3	200
Total Edmonton City	**294**	**31**	**450**	**481**	**65**	**284**	**349**	**38**	**1,162**
Beaumont Town	10	0	0	0	0	0	0	7	17
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	47	10	10	20	0	0	0	4	71
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	19	20	105	125	3	0	3	11	158
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	10	0	0	0	0	0	0	0	10
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	66	0	117	117	6	27	33	5	221
St. Albert City	15	25	110	135	4	0	4	0	154
Stony Plain Town	18	0	0	0	12	0	12	2	32
Strathcona County	29	0	68	68	6	33	39	0	136
Sturgeon County	0	0	0	0	0	0	0	0	0
First Nations	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	4	0	4	1	5
Total Rural	**214**	**55**	**410**	**465**	**35**	**60**	**95**	**30**	**804**
Grand Total	**508**	**86**	**860**	**946**	**100**	**344**	**444**	**68**	**1,966**

Table 24: Edmonton Metropolitan Area
Complete and Unabsorbed Multiple Units by Month, Type, and Tenure: Year-to-Date 2016

		Rental			Condominium				
Month	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
January	481	46	252	298	46	341	387	67	1,233
February	500	46	584	630	47	323	370	72	1,572
March	531	47	936	983	64	303	367	71	1,952
April	529	53	1,065	1,118	66	344	410	64	2,121
May	508	86	860	946	100	344	444	68	1,966

Table 25: Edmonton Metropolitan Area
Unabsorbed Single-Detached Units by Zone and Months Since Completion: May 2016

Area	<1	1	2	3	4	5	6	7	8	9	10	11	12+	Total
Zone Not Coded	0	0	0	0	0	0	0	0	0	0	0	0	0	0
North Central	2	0	0	1	2	0	0	1	2	2	3	1	1	15
Northeast	14	6	7	15	5	4	0	1	6	4	0	7	15	84
Northwest	17	7	16	7	3	8	5	3	10	5	3	1	26	111
South Central	2	0	0	1	0	0	1	0	0	1	0	0	0	5
Southeast	24	20	6	10	17	10	6	4	1	6	1	0	19	124
Southwest	24	24	5	12	15	16	12	0	0	0	6	1	1	116
West	14	13	13	3	6	7	8	2	0	0	1	0	7	74
Total Edmonton City	**97**	**70**	**47**	**49**	**48**	**45**	**32**	**11**	**19**	**18**	**14**	**10**	**69**	**529**
Beaumont Town	2	6	3	1	0	1	3	0	1	0	0	2	8	27
Calmar Town	0	1	0	1	1	0	0	0	0	0	0	0	0	3
Devon Town	2	0	0	0	0	0	0	0	0	0	0	0	0	2
Fort Saskatchewan City	6	1	2	10	3	3	8	4	7	3	5	2	7	61
Gibbons Town	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Leduc City	13	4	8	4	5	4	2	2	1	2	5	2	18	70
Leduc County	0	4	1	2	0	0	0	0	0	1	0	0	2	10
Morinville Town	4	2	4	1	0	1	0	1	2	2	0	0	0	17
Parkland County	0	0	0	1	1	1	3	0	0	0	0	0	0	6
Spruce Grove City	7	5	4	2	6	2	3	5	0	3	2	0	15	54
St. Albert City	9	2	5	6	1	2	3	2	1	0	0	1	7	39
Stony Plain Town	1	3	0	2	2	1	0	0	1	2	1	2	9	24
Strathcona County	6	2	1	3	0	1	2	4	0	0	0	1	12	32
Sturgeon County	0	0	0	1	0	2	0	0	0	0	0	0	0	3
First Nations	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Other Centres	2	0	0	0	0	0	1	0	0	0	0	1	0	4
Total Rural	**52**	**30**	**28**	**34**	**19**	**18**	**25**	**18**	**13**	**13**	**13**	**11**	**78**	**352**
Grand Total	**149**	**100**	**75**	**83**	**67**	**63**	**57**	**29**	**32**	**31**	**27**	**21**	**147**	**881**

Table 26: Edmonton Metropolitan Area
Unabsorbed Multiple Units by Zone and Months Since Completion: May 2016

Area	<1	1	2	3	4	5	6	7	8	9	10	11	12+	Total
Zone Not Coded	0	0	0	0	0	0	0	0	0	0	0	0	0	0
North Central	10	182	51	22	0	0	5	3	0	0	13	2	3	291
Northeast	15	39	4	3	0	4	1	4	5	0	0	0	11	86
Northwest	48	2	0	2	0	27	24	0	21	35	1	0	17	177
South Central	8	0	8	2	0	4	0	0	0	0	0	0	0	22
Southeast	24	50	5	0	10	8	39	2	3	2	5	0	10	158
Southwest	29	20	30	11	18	9	3	0	31	0	8	20	49	228
West	13	21	118	1	14	29	0	1	0	0	3	0	0	200
Total Edmonton City	**147**	**314**	**216**	**41**	**42**	**81**	**72**	**10**	**60**	**37**	**30**	**22**	**90**	**1,162**
Beaumont Town	2	5	2	1	0	3	4	0	0	0	0	0	0	17
Calmar Town	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	16	3	2	15	8	4	2	2	5	8	0	0	6	71
Gibbons Town	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Leduc City	4	2	11	108	4	1	0	2	0	2	2	18	4	158
Leduc County	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Morinville Town	0	6	0	0	4	0	0	0	0	0	0	0	0	10
Parkland County	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Spruce Grove City	39	5	5	21	4	1	4	4	1	8	3	2	124	221
St. Albert City	21	110	5	9	0	1	0	0	0	0	2	3	3	154
Stony Plain Town	4	2	3	0	4	1	0	0	0	1	0	0	17	32
Strathcona County	32	0	42	0	5	32	10	3	1	0	0	2	9	136
Sturgeon County	0	0	0	0	0	0	0	0	0	0	0	0	0	0
First Nations	0	0	0	0	0	0	0	0	0	0	0	0	0	0
Other Centres	1	0	4	0	0	0	0	0	0	0	0	0	0	5
Total Rural	**119**	**133**	**74**	**154**	**29**	**43**	**20**	**11**	**7**	**19**	**7**	**25**	**163**	**804**
Grand Total	**266**	**447**	**290**	**195**	**71**	**124**	**92**	**21**	**67**	**56**	**37**	**47**	**253**	**1,966**

Table 27: Edmonton Metropolitan Area
Unabsorbed Single-Detached Dwellings by Zone and Price Range: May 2016

Area	Under $300,000	$300,000 - $399,999	$400,000 - $499,999	$500,000 - $599,999	$600,000 - $699,999	$700,000 and Over	Total
Zone Not Coded	0	0	0	0	0	0	0
North Central	1	1	9	3	0	1	15
Northeast	1	14	24	36	6	3	84
Northwest	0	8	26	50	22	5	111
South Central	0	0	0	0	2	3	5
Southeast	0	18	34	34	23	15	124
Southwest	0	8	23	44	18	23	116
West	0	7	22	27	7	11	74
Total Edmonton City	**2**	**56**	**138**	**194**	**78**	**61**	**529**
Beaumont Town	0	7	5	12	1	2	27
Calmar Town	0	3	0	0	0	0	3
Devon Town	0	1	0	1	0	0	2
Fort Saskatchewan City	0	2	36	16	4	3	61
Gibbons Town	0	0	0	0	0	0	0
Leduc City	2	18	28	12	7	3	70
Leduc County	0	0	0	1	3	6	10
Morinville Town	0	9	7	1	0	0	17
Parkland County	2	0	0	0	1	3	6
Spruce Grove City	0	9	23	10	8	4	54
St. Albert City	0	0	2	7	15	15	39
Stony Plain Town	0	2	9	6	0	7	24
Strathcona County	0	0	3	14	9	6	32
Sturgeon County	1	0	0	0	0	2	3
First Nations	0	0	0	0	0	0	0
Other Centres	0	3	1	0	0	0	4
Total Rural	**5**	**54**	**114**	**80**	**48**	**51**	**352**
Grand Total	**7**	**110**	**252**	**274**	**126**	**112**	**881**

Table 28: Edmonton Metropolitan Area
Unabsorbed Single-Detached Dwellings by Month and Price Range: Year-to-Date: 2016

Month	Under $300,000	$300,000 - $399,999	$400,000 - $499,999	$500,000 - $599,999	$600,000 - $699,999	$700,000 and Over	Total
January	4	83	237	274	123	101	822
February	6	85	221	276	129	111	828
March	5	107	227	271	123	108	841
April	5	105	239	275	119	103	846
May	7	110	252	274	126	112	881

Table 29a: Edmonton Metropolitan Area
Absorbed Single-Detached Dwellings by Zone and Price Range: May 2016

Area	Under $300,000	$300,000 - $399,999	$400,000 - $499,999	$500,000 - $599,999	$600,000 - $699,999	$700,000 and Over	Total
Zone Not Coded	0	0	0	0	0	0	0
North Central	0	3	5	5	0	1	14
Northeast	0	6	12	15	4	0	37
Northwest	0	0	10	17	5	1	33
South Central	0	1	0	3	0	1	5
Southeast	0	5	17	21	13	12	68
Southwest	0	7	11	32	10	15	75
West	0	4	21	23	6	8	62
Total Edmonton City	**0**	**26**	**76**	**116**	**38**	**38**	**294**
Beaumont Town	0	9	12	5	0	0	26
Calmar Town	0	2	0	0	0	0	2
Devon Town	0	0	0	0	0	0	0
Fort Saskatchewan City	0	3	5	5	0	1	14
Gibbons Town	0	1	0	0	0	0	1
Leduc City	0	8	8	2	1	1	20
Leduc County	0	1	3	1	1	2	8
Morinville Town	0	3	1	0	0	0	4
Parkland County	0	0	0	0	1	1	2
Spruce Grove City	0	2	4	4	2	0	12
St. Albert City	0	0	1	5	6	3	15
Stony Plain Town	0	1	3	1	0	0	5
Strathcona County	0	0	10	4	3	5	22
Sturgeon County	0	0	1	0	1	4	6
First Nations	0	0	0	0	0	0	0
Other Centres	0	1	0	0	1	0	2
Total Rural	**0**	**31**	**48**	**27**	**16**	**17**	**139**
Grand Total	**0**	**57**	**124**	**143**	**54**	**55**	**433**

Table 29b: Edmonton Metropolitan Area
Absorbed Single-Detached Dwellings by Zone and Price Range: Year-to-Date 2016

Area	Under $300,000	$300,000 - $399,999	$400,000 - $499,999	$500,000 - $599,999	$600,000 - $699,999	$700,000 and Over	Total
Zone Not Coded	0	0	0	0	0	0	0
North Central	1	3	18	10	5	13	50
Northeast	0	42	40	49	15	5	151
Northwest	0	27	51	82	32	12	204
South Central	0	2	2	17	6	18	45
Southeast	0	37	92	105	56	47	337
Southwest	0	47	109	127	48	100	431
West	0	26	98	100	41	40	305
Total Edmonton City	**1**	**184**	**410**	**490**	**203**	**235**	**1,523**
Beaumont Town	2	18	25	15	4	0	64
Calmar Town	1	8	0	0	0	0	9
Devon Town	0	1	1	0	0	0	2
Fort Saskatchewan City	0	11	24	15	2	2	54
Gibbons Town	0	1	0	0	0	0	1
Leduc City	0	24	39	16	5	4	88
Leduc County	1	5	10	8	7	11	42
Morinville Town	0	12	4	0	0	0	16
Parkland County	1	1	0	1	1	6	10
Spruce Grove City	0	15	36	20	8	6	85
St. Albert City	0	0	8	12	19	20	59
Stony Plain Town	0	3	11	2	4	3	23
Strathcona County	0	1	30	33	15	31	110
Sturgeon County	6	5	5	5	6	20	47
First Nations	0	0	0	0	0	0	0
Other Centres	1	6	0	0	1	1	9
Total Rural	**12**	**111**	**193**	**127**	**72**	**104**	**619**
Grand Total	**13**	**295**	**603**	**617**	**275**	**339**	**2,142**

Table 30a: Edmonton Metropolitan Area
Absorbed Units by Zone and Type: May 2016

Area	Singles			Multiples			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	14	14	0.0	154	6	2,466.7	168	20	740.0
Northeast	37	30	23.3	45	63	-28.6	82	93	-11.8
Northwest	33	103	-68.0	54	112	-51.8	87	215	-59.5
South Central	9	11	-18.2	13	26	-50.0	22	37	-40.5
Southeast	68	82	-17.1	89	71	25.4	157	153	2.6
Southwest	75	87	-13.8	213	110	93.6	288	197	46.2
West	62	88	-29.5	51	147	-65.3	113	235	-51.9
Total Edmonton City	**298**	**415**	**-28.2**	**619**	**535**	**15.7**	**917**	**950**	**-3.5**
Beaumont Town	26	14	85.7	4	2	100.0	30	16	87.5
Calmar Town	2	0	--	0	0	--	2	0	--
Devon Town	0	0	--	2	0	--	2	0	--
Fort Saskatchewan City	14	18	-22.2	28	13	115.4	42	31	35.5
Gibbons Town	1	2	-50.0	0	0	--	1	2	-50.0
Leduc City	20	20	0.0	60	7	757.1	80	27	196.3
Leduc County	8	35	-77.1	0	0	--	8	35	-77.1
Morinville Town	4	1	300.0	0	0	--	4	1	300.0
Parkland County	12	10	20.0	0	0	--	12	10	20.0
Spruce Grove City	12	21	-42.9	17	33	-48.5	29	54	-46.3
St. Albert City	15	15	0.0	10	0	--	25	15	66.7
Stony Plain Town	5	2	150.0	15	6	150.0	20	8	150.0
Strathcona County	24	27	-11.1	40	61	-34.4	64	88	-27.3
Sturgeon County	6	8	-25.0	0	0	--	6	8	-25.0
First Nations	0	0	--	0	0	--	0	0	--
Other Centres	2	3	-33.3	3	0	--	5	3	66.7
Total Rural	**151**	**176**	**-14.2**	**179**	**122**	**46.7**	**330**	**298**	**10.7**
Grand Total	**449**	**591**	**-24.0**	**798**	**657**	**21.5**	**1,247**	**1,248**	**-0.1**

Table 30b: Edmonton Metropolitan Area
Absorbed Units by Zone and Type: Year-to-Date 2016

Area	Singles			Multiples			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	52	45	15.6	784	64	1,125.0	836	109	667.0
Northeast	151	124	21.8	136	445	-69.4	287	569	-49.6
Northwest	205	408	-49.8	151	275	-45.1	356	683	-47.9
South Central	52	39	33.3	94	170	-44.7	146	209	-30.1
Southeast	338	352	-4.0	418	470	-11.1	756	822	-8.0
Southwest	431	542	-20.5	889	651	36.6	1,320	1,193	10.6
West	305	393	-22.4	317	293	8.2	622	686	-9.3
Total Edmonton City	**1,534**	**1,903**	**-19.4**	**2,789**	**2,368**	**17.8**	**4,323**	**4,271**	**1.2**
Beaumont Town	64	59	8.5	21	10	110.0	85	69	23.2
Calmar Town	9	12	-25.0	0	0	--	9	12	-25.0
Devon Town	2	2	0.0	2	0	--	4	2	100.0
Fort Saskatchewan City	54	85	-36.5	128	36	255.6	182	121	50.4
Gibbons Town	1	3	-66.7	0	0	--	1	3	-66.7
Leduc City	88	116	-24.1	98	110	-10.9	186	226	-17.7
Leduc County	43	57	-24.6	0	0	--	43	57	-24.6
Morinville Town	16	20	-20.0	6	2	200.0	22	22	0.0
Parkland County	50	57	-12.3	0	2	--	50	59	-15.3
Spruce Grove City	85	145	-41.4	91	151	-39.7	176	296	-40.5
St. Albert City	59	80	-26.3	41	64	-35.9	100	144	-30.6
Stony Plain Town	23	21	9.5	28	42	-33.3	51	63	-19.0
Strathcona County	117	97	20.6	86	141	-39.0	203	238	-14.7
Sturgeon County	51	42	21.4	0	0	--	51	42	21.4
First Nations	0	0	--	0	0	--	0	0	--
Other Centres	12	9	33.3	3	0	--	15	9	66.7
Total Rural	**674**	**805**	**-16.3**	**504**	**568**	**-9.7**	**1,178**	**1,363**	**-13.6**
Grand Total	**2,208**	**2,708**	**-18.5**	**3,293**	**2,926**	**12.5**	**5,501**	**5,634**	**-2.4**

Table 31a: Edmonton Metropolitan Area
Absorbed Single-Detached Units by Zone and House Type: May 2016

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	2	1	100.0	1	1	0.0	11	11	0.0	0	1	-100.0	14	14	0.0
Northeast	3	0	--	0	0	--	34	30	13.3	0	0	--	37	30	23.3
Northwest	0	0	--	0	4	-100.0	33	99	-66.7	0	0	--	33	103	-68.0
South Central	0	0	--	0	0	--	9	11	-18.2	0	0	--	9	11	-18.2
Southeast	2	1	100.0	0	1	-100.0	66	80	-17.5	0	0	--	68	82	-17.1
Southwest	0	3	-100.0	1	0	--	73	84	-13.1	1	0	--	75	87	-13.8
West	4	6	-33.3	0	0	--	58	82	-29.3	0	0	--	62	88	-29.5
Total Edmonton City	**11**	**11**	**0.0**	**2**	**6**	**-66.7**	**284**	**397**	**-28.5**	**1**	**1**	**0.0**	**298**	**415**	**-28.2**
Beaumont Town	0	1	-100.0	0	0	--	26	13	100.0	0	0	--	26	14	85.7
Calmar Town	0	0	--	0	0	--	2	0	--	0	0	--	2	0	--
Devon Town	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Fort Saskatchewan City	3	3	0.0	0	0	--	11	15	-26.7	0	0	--	14	18	-22.2
Gibbons Town	0	0	--	0	0	--	1	2	-50.0	0	0	--	1	2	-50.0
Leduc City	1	4	-75.0	0	0	--	19	16	18.8	0	0	--	20	20	0.0
Leduc County	5	18	-72.2	0	0	--	3	14	-78.6	0	3	-100.0	8	35	-77.1
Morinville Town	1	0	--	0	0	--	3	1	200.0	0	0	--	4	1	300.0
Parkland County	3	8	-62.5	0	0	--	9	1	800.0	0	1	-100.0	12	10	20.0
Spruce Grove City	1	3	-66.7	0	0	--	11	18	-38.9	0	0	--	12	21	-42.9
St. Albert City	0	3	-100.0	0	0	--	15	12	25.0	0	0	--	15	15	0.0
Stony Plain Town	0	0	--	0	0	--	5	2	150.0	0	0	--	5	2	150.0
Strathcona County	10	5	100.0	0	1	-100.0	14	21	-33.3	0	0	--	24	27	-11.1
Sturgeon County	3	2	50.0	0	0	--	2	6	-66.7	1	0	--	6	8	-25.0
First Nations	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Other Centres	2	2	0.0	0	0	--	0	1	-100.0	0	0	--	2	3	-33.3
Total Rural	**29**	**49**	**-40.8**	**0**	**1**	**-100.0**	**121**	**122**	**-0.8**	**1**	**4**	**-75.0**	**151**	**176**	**-14.2**
Grand Total	**40**	**60**	**-33.3**	**2**	**7**	**-71.4**	**405**	**519**	**-22.0**	**2**	**5**	**-60.0**	**449**	**591**	**-24.0**

Table 31b: Edmonton Metropolitan Area
Absorbed Single-Detached Units by Zone and House Type: Year-to-Date 2016

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	8	4	100.0	2	4	-50.0	41	33	24.2	1	4	-75.0	52	45	15.6
Northeast	5	2	150.0	0	4	-100.0	146	118	23.7	0	0	--	151	124	21.8
Northwest	3	2	50.0	4	7	-42.9	197	398	-50.5	1	1	0.0	205	408	-49.8
South Central	2	2	0.0	0	0	--	42	36	16.7	8	1	700.0	52	39	33.3
Southeast	5	3	66.7	4	4	0.0	329	345	-4.6	0	0	--	338	352	-4.0
Southwest	10	18	-44.4	3	0	--	416	522	-20.3	2	2	0.0	431	542	-20.5
West	7	23	-69.6	1	0	--	292	370	-21.1	5	0	--	305	393	-22.4
Total Edmonton City	**40**	**54**	**-25.9**	**14**	**19**	**-26.3**	**1,463**	**1,822**	**-19.7**	**17**	**8**	**112.5**	**1,534**	**1,903**	**-19.4**
Beaumont Town	3	3	0.0	0	0	--	61	56	8.9	0	0	--	64	59	8.5
Calmar Town	0	1	-100.0	0	0	--	9	11	-18.2	0	0	--	9	12	-25.0
Devon Town	1	0	--	0	0	--	1	2	-50.0	0	0	--	2	2	0.0
Fort Saskatchewan City	4	10	-60.0	0	0	--	49	75	-34.7	1	0	--	54	85	-36.5
Gibbons Town	0	0	--	0	0	--	1	2	-50.0	0	1	-100.0	1	3	-66.7
Leduc City	6	10	-40.0	0	1	-100.0	82	105	-21.9	0	0	--	88	116	-24.1
Leduc County	14	25	-44.0	1	0	--	23	27	-14.8	5	5	0.0	43	57	-24.6
Morinville Town	2	6	-66.7	0	0	--	14	14	0.0	0	0	--	16	20	-20.0
Parkland County	20	37	-45.9	0	1	-100.0	24	8	200.0	6	11	-45.5	50	57	-12.3
Spruce Grove City	4	11	-63.6	0	0	--	81	134	-39.6	0	0	--	85	145	-41.4
St. Albert City	7	17	-58.8	0	0	--	52	63	-17.5	0	0	--	59	80	-26.3
Stony Plain Town	1	1	0.0	0	0	--	22	15	46.7	0	5	-100.0	23	21	9.5
Strathcona County	25	18	38.9	0	3	-100.0	91	73	24.7	1	3	-66.7	117	97	20.6
Sturgeon County	20	24	-16.7	0	0	--	22	14	57.1	9	4	125.0	51	42	21.4
First Nations	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Other Centres	6	5	20.0	1	0	--	4	3	33.3	1	1	0.0	12	9	33.3
Total Rural	**113**	**168**	**-32.7**	**2**	**5**	**-60.0**	**536**	**602**	**-11.0**	**23**	**30**	**-23.3**	**674**	**805**	**-16.3**
Grand Total	**153**	**222**	**-31.1**	**16**	**24**	**-33.3**	**1,999**	**2,424**	**-17.5**	**40**	**38**	**5.3**	**2,208**	**2,708**	**-18.5**

Table 32a: Edmonton Metropolitan Area
Absorbed Multiple Units by Zone, Type and Tenure: May 2016

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	10	7	134	141	3	0	3	0	154
Northeast	16	2	27	29	0	0	0	0	45
Northwest	16	0	0	0	37	1	38	0	54
South Central	11	0	2	2	0	0	0	0	13
Southeast	65	0	0	0	8	0	8	16	89
Southwest	43	7	100	107	0	53	53	10	213
West	31	0	11	11	8	1	9	0	51
Total Edmonton City	**192**	**16**	**274**	**290**	**56**	**55**	**111**	**26**	**619**
Beaumont Town	0	0	0	0	0	0	0	4	4
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	2	0	0	0	0	0	0	0	2
Fort Saskatchewan City	15	8	3	11	0	0	0	2	28
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	8	0	47	47	2	0	2	3	60
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	0	0	0	0	0
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	14	0	0	0	0	0	0	3	17
St. Albert City	2	8	0	8	0	0	0	0	10
Stony Plain Town	7	0	0	0	4	0	4	4	15
Strathcona County	5	0	28	28	2	5	7	0	40
Sturgeon County	0	0	0	0	0	0	0	0	0
First Nations	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	3	3
Total Rural	**53**	**16**	**78**	**94**	**8**	**5**	**13**	**19**	**179**
Grand Total	**245**	**32**	**352**	**384**	**64**	**60**	**124**	**45**	**798**

Table 32b: Edmonton Metropolitan Area
Absorbed Multiple Units by Zone, Type and Tenure: Year-to-Date 2016

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	67	17	402	419	6	286	292	6	784
Northeast	49	2	78	80	0	7	7	0	136
Northwest	54	0	14	14	75	8	83	0	151
South Central	45	0	6	6	0	43	43	0	94
Southeast	148	0	25	25	48	159	207	38	418
Southwest	229	9	501	510	21	65	86	64	889
West	125	0	35	35	38	107	145	12	317
Total Edmonton City	**717**	**28**	**1,061**	**1,089**	**188**	**675**	**863**	**120**	**2,789**
Beaumont Town	16	0	0	0	0	0	0	5	21
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	2	0	0	0	0	0	0	0	2
Fort Saskatchewan City	56	22	38	60	9	0	9	3	128
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	25	0	55	55	4	0	4	14	98
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	6	0	0	0	0	0	0	0	6
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	83	4	0	4	0	1	1	3	91
St. Albert City	21	14	3	17	3	0	3	0	41
Stony Plain Town	19	0	0	0	5	0	5	4	28
Strathcona County	32	0	40	40	3	11	14	0	86
Sturgeon County	0	0	0	0	0	0	0	0	0
First Nations	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	3	3
Total Rural	**260**	**40**	**136**	**176**	**24**	**12**	**36**	**32**	**504**
Grand Total	**977**	**68**	**1,197**	**1,265**	**212**	**687**	**899**	**152**	**3,293**

Table 33a: Edmonton Metropolitan Area
Average and Median Price of Absorbed Single-Detached Units by Zone and House Type: May 2016

Area	Bungalow		Split Level		Two Storey		Other		Total	
	Average	Median	Average	Median	Average	Median	Average	Median	Average	Median
Zone Not Coded	.	.	.	.	.	.	.	.	.	.
North Central	444,200	444,200	395,699	395,699	533,782	495,900	.	.	511,121	495,600
Northeast	490,567	495,900	.	.	507,880	509,225	.	.	506,477	509,200
Northwest	.	.	.	.	540,317	524,800	.	.	540,317	524,800
South Central	.	.	.	.	576,960	540,200	.	.	576,960	540,200
Southeast	499,890	499,890	.	.	592,281	562,870	.	.	589,563	559,640
Southwest	.	.	690,000	690,000	760,451	547,300	525,300	525,300	756,376	547,300
West	545,075	579,550	.	.	608,534	524,400	.	.	604,440	524,400
Total Edmonton City	**503,653**	**520,000**	**542,850**	**542,850**	**620,547**	**534,950**	**525,300**	**525,300**	**615,321**	**534,320**
Beaumont Town	.	.	.	.	433,448	418,781	.	.	433,448	418,781
Calmar Town	.	.	.	.	311,896	311,896	.	.	311,896	311,896
Devon Town	.	.	.	.	.	.	.	.	.	.
Fort Saskatchewan City	662,967	599,900	.	.	455,636	460,000	.	.	500,064	488,500
Gibbons Town	.	.	.	.	369,000	369,000	.	.	369,000	369,000
Leduc City	543,900	543,900	.	.	449,870	403,817	.	.	454,571	406,884
Leduc County	689,671	496,813	.	.	577,370	598,006	.	.	647,558	547,410
Morinville Town	390,000	390,000	.	.	356,667	350,000	.	.	365,000	370,000
Parkland County	640,000	640,000	.	.	1,200,000	1,200,000	.	.	920,000	920,000
Spruce Grove City	594,900	594,900	.	.	497,935	483,400	.	.	506,016	506,650
St. Albert City	.	.	.	.	661,125	649,000	.	.	661,125	649,000
Stony Plain Town	.	.	.	.	457,800	470,000	.	.	457,800	470,000
Strathcona County	736,000	627,000	.	.	541,421	496,000	.	.	612,177	505,000
Sturgeon County	1,136,667	800,000	.	.	1,990,000	1,990,000	480,000	480,000	1,311,667	790,000
First Nations	.	.	.	.	.	.	.	.	.	.
Other Centres	527,000	527,000	.	.	.	.	.	.	527,000	527,000
Total Rural	**718,322**	**610,000**	.	.	**522,718**	**476,318**	**480,000**	**480,000**	**557,591**	**489,000**
Grand Total	**652,729**	**574,950**	**542,850**	**542,850**	**592,418**	**520,900**	**502,650**	**502,650**	**596,789**	**522,000**

Table 33b: Edmonton Metropolitan Area

Average and Median Price of Absorbed Single-Detached Units by Zone and House Type: Year-to-Date 2016

Area	Bungalow		Split Level		Two Storey		Other		Total	
	Average	Median	Average	Median	Average	Median	Average	Median	Average	Median
Zone Not Coded	.	.	.	.	.	.	.	.	.	.
North Central	434,031	446,450	446,700	446,700	714,919	529,400	898,000	898,000	662,910	518,200
Northeast	520,990	495,900	.	.	495,281	488,211	.	.	496,132	488,721
Northwest	558,358	564,850	496,390	492,450	539,367	529,900	516,500	516,500	538,691	529,790
South Central	513,900	513,900	.	.	768,750	615,650	1,119,213	611,750	825,391	609,000
Southeast	510,518	505,680	523,237	511,650	557,785	537,840	.	.	556,673	536,630
Southwest	554,935	450,500	649,633	690,000	651,221	537,050	547,650	547,650	648,495	536,800
West	475,257	439,700	487,000	487,000	582,533	533,550	551,040	556,000	579,242	533,100
Total Edmonton City	**504,998**	**455,000**	**529,129**	**492,350**	**590,189**	**534,000**	**836,394**	**581,500**	**590,195**	**533,620**
Beaumont Town	461,783	486,116	.	.	447,030	449,999	.	.	447,722	461,250
Calmar Town	.	.	.	.	337,657	329,612	.	.	337,657	329,612
Devon Town	361,924	361,924	.	.	426,111	426,111	.	.	394,018	394,018
Fort Saskatchewan City	613,225	549,450	.	.	466,463	460,000	550,000	550,000	478,881	462,000
Gibbons Town	.	.	.	.	369,000	369,000	.	.	369,000	369,000
Leduc City	576,375	550,000	.	.	465,905	434,950	.	.	473,437	445,544
Leduc County	556,980	496,716	451,000	451,000	669,616	689,332	370,981	408,258	598,424	582,850
Morinville Town	385,000	385,000	.	.	377,129	370,000	.	.	378,113	380,000
Parkland County	718,000	725,000	.	.	759,363	726,225	169,900	169,900	679,735	713,725
Spruce Grove City	605,849	634,950	.	.	492,993	475,200	.	.	498,304	478,000
St. Albert City	846,114	800,000	.	.	672,042	649,500	.	.	692,695	650,000
Stony Plain Town	789,900	789,900	.	.	514,682	472,450	.	.	526,648	474,900
Strathcona County	657,521	571,000	.	.	682,654	542,000	1,800,000	1,800,000	688,471	546,000
Sturgeon County	628,333	575,000	.	.	950,455	815,000	307,857	280,000	731,383	620,000
First Nations	.	.	.	.	.	.	.	.	.	.
Other Centres	508,600	355,000	390,000	390,000	386,500	386,500	320,000	320,000	447,333	383,000
Total Rural	**621,327**	**560,000**	**420,500**	**420,500**	**555,957**	**498,113**	**431,922**	**320,000**	**561,912**	**499,000**
Grand Total	**585,883**	**526,600**	**515,550**	**486,500**	**581,257**	**524,950**	**646,798**	**541,800**	**582,021**	**524,900**

Table 34a: Edmonton Metropolitan Area
Absorbed Units from Inventory by Zone and Type: May 2016

Area	Singles			Multiples			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	4	6	-33.3	138	4	3,350.0	142	10	1,320.0
Northeast	13	10	30.0	38	31	22.6	51	41	24.4
Northwest	12	16	-25.0	4	2	100.0	16	18	-11.1
South Central	1	2	-50.0	9	0	--	10	2	400.0
Southeast	12	7	71.4	19	19	0.0	31	26	19.2
Southwest	20	20	0.0	60	41	46.3	80	61	31.1
West	17	19	-10.5	31	4	675.0	48	23	108.7
Total Edmonton City	**79**	**80**	**-1.3**	**299**	**101**	**196.0**	**378**	**181**	**108.8**
Beaumont Town	2	2	0.0	3	0	--	5	2	150.0
Calmar Town	1	0	--	0	0	--	1	0	--
Devon Town	0	0	--	2	0	--	2	0	--
Fort Saskatchewan City	9	9	0.0	20	1	1,900.0	29	10	190.0
Gibbons Town	1	0	--	0	0	--	1	0	--
Leduc City	1	8	-87.5	57	1	5,600.0	58	9	544.4
Leduc County	2	5	-60.0	0	0	--	2	5	-60.0
Morinville Town	2	0	--	0	0	--	2	0	--
Parkland County	0	3	-100.0	0	0	--	0	3	-100.0
Spruce Grove City	5	11	-54.5	6	24	-75.0	11	35	-68.6
St. Albert City	5	7	-28.6	3	0	--	8	7	14.3
Stony Plain Town	2	1	100.0	11	6	83.3	13	7	85.7
Strathcona County	4	4	0.0	20	5	300.0	24	9	166.7
Sturgeon County	0	0	--	0	0	--	0	0	--
First Nations	0	0	--	0	0	--	0	0	--
Other Centres	1	1	0.0	0	0	--	1	1	0.0
Total Rural	**35**	**51**	**-31.4**	**122**	**37**	**229.7**	**157**	**88**	**78.4**
Grand Total	**114**	**131**	**-13.0**	**421**	**138**	**205.1**	**535**	**269**	**98.9**

Table 34b: Edmonton Metropolitan Area
Absorbed Units from Inventory by Zone and Type: Year-to-Date 2016

Area	Singles			Multiples			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	12	12	0.0	283	37	664.9	295	49	502.0
Northeast	64	23	178.3	76	138	-44.9	140	161	-13.0
Northwest	80	60	33.3	44	24	83.3	124	84	47.6
South Central	14	6	133.3	36	13	176.9	50	19	163.2
Southeast	63	44	43.2	89	80	11.3	152	124	22.6
Southwest	84	86	-2.3	361	108	234.3	445	194	129.4
West	56	66	-15.2	88	15	486.7	144	81	77.8
Total Edmonton City	**373**	**297**	**25.6**	**977**	**415**	**135.4**	**1,350**	**712**	**89.6**
Beaumont Town	7	9	-22.2	4	2	100.0	11	11	0.0
Calmar Town	6	1	500.0	0	0	--	6	1	500.0
Devon Town	0	0	--	2	0	--	2	0	--
Fort Saskatchewan City	35	29	20.7	102	10	920.0	137	39	251.3
Gibbons Town	1	0	--	0	0	--	1	0	--
Leduc City	27	25	8.0	67	38	76.3	94	63	49.2
Leduc County	4	10	-60.0	0	0	--	4	10	-60.0
Morinville Town	4	2	100.0	3	2	50.0	7	4	75.0
Parkland County	5	8	-37.5	0	1	--	5	9	-44.4
Spruce Grove City	34	41	-17.1	31	58	-46.6	65	99	-34.3
St. Albert City	24	22	9.1	16	51	-68.6	40	73	-45.2
Stony Plain Town	14	5	180.0	17	28	-39.3	31	33	-6.1
Strathcona County	29	18	61.1	57	16	256.3	86	34	152.9
Sturgeon County	3	0	--	0	0	--	3	0	--
First Nations	0	0	--	0	0	--	0	0	--
Other Centres	2	3	-33.3	0	0	--	2	3	-33.3
Total Rural	**195**	**173**	**12.7**	**299**	**206**	**45.1**	**494**	**379**	**30.3**
Grand Total	**568**	**470**	**20.9**	**1,276**	**621**	**105.5**	**1,844**	**1,091**	**69.0**

Table 35a: Edmonton Metropolitan Area
Single-Detached Units Absorbed from Inventory by Zone and House Type: May 2016

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	0	1	-100.0	0	0	--	4	4	0.0	0	1	-100.0	4	6	-33.3
Northeast	0	0	--	0	0	--	13	10	30.0	0	0	--	13	10	30.0
Northwest	0	0	--	0	0	--	12	16	-25.0	0	0	--	12	16	-25.0
South Central	0	0	--	0	0	--	1	2	-50.0	0	0	--	1	2	-50.0
Southeast	0	0	--	0	1	-100.0	12	6	100.0	0	0	--	12	7	71.4
Southwest	0	0	--	0	0	--	20	20	0.0	0	0	--	20	20	0.0
West	0	0	--	0	0	--	17	19	-10.5	0	0	--	17	19	-10.5
Total Edmonton City	**0**	**1**	**-100.0**	**0**	**1**	**-100.0**	**79**	**77**	**2.6**	**0**	**1**	**-100.0**	**79**	**80**	**-1.3**
Beaumont Town	0	0	--	0	0	--	2	2	0.0	0	0	--	2	2	0.0
Calmar Town	0	0	--	0	0	--	1	0	--	0	0	--	1	0	--
Devon Town	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Fort Saskatchewan City	1	1	0.0	0	0	--	8	8	0.0	0	0	--	9	9	0.0
Gibbons Town	0	0	--	0	0	--	1	0	--	0	0	--	1	0	--
Leduc City	0	1	-100.0	0	0	--	1	7	-85.7	0	0	--	1	8	-87.5
Leduc County	0	2	-100.0	0	0	--	2	3	-33.3	0	0	--	2	5	-60.0
Morinville Town	0	0	--	0	0	--	2	0	--	0	0	--	2	0	--
Parkland County	0	2	-100.0	0	0	--	0	1	-100.0	0	0	--	0	3	-100.0
Spruce Grove City	0	2	-100.0	0	0	--	5	9	-44.4	0	0	--	5	11	-54.5
St. Albert City	0	1	-100.0	0	0	--	5	6	-16.7	0	0	--	5	7	-28.6
Stony Plain Town	0	0	--	0	0	--	2	1	100.0	0	0	--	2	1	100.0
Strathcona County	0	0	--	0	0	--	4	4	0.0	0	0	--	4	4	0.0
Sturgeon County	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
First Nations	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Other Centres	1	1	0.0	0	0	--	0	0	--	0	0	--	1	1	0.0
Total Rural	**2**	**10**	**-80.0**	**0**	**0**	**--**	**33**	**41**	**-19.5**	**0**	**0**	**--**	**35**	**51**	**-31.4**
Grand Total	**2**	**11**	**-81.8**	**0**	**1**	**-100.0**	**112**	**118**	**-5.1**	**0**	**1**	**-100.0**	**114**	**131**	**-13.0**

Table 35b: Edmonton Metropolitan Area
Single-Detached Units Absorbed from Inventory by Zone and House Type: Year-to-Date 2016

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	3	1	200.0	0	0	--	9	7	28.6	0	4	-100.0	12	12	0.0
Northeast	0	0	--	0	0	--	64	23	178.3	0	0	--	64	23	178.3
Northwest	0	0	--	1	0	--	79	60	31.7	0	0	--	80	60	33.3
South Central	1	0	--	0	0	--	12	6	100.0	1	0	--	14	6	133.3
Southeast	0	0	--	0	1	-100.0	63	43	46.5	0	0	--	63	44	43.2
Southwest	1	4	-75.0	0	0	--	83	82	1.2	0	0	--	84	86	-2.3
West	1	2	-50.0	0	0	--	55	64	-14.1	0	0	--	56	66	-15.2
Total Edmonton City	**6**	**7**	**-14.3**	**1**	**1**	**0.0**	**365**	**285**	**28.1**	**1**	**4**	**-75.0**	**373**	**297**	**25.6**
Beaumont Town	1	0	--	0	0	--	6	9	-33.3	0	0	--	7	9	-22.2
Calmar Town	0	0	--	0	0	--	6	1	500.0	0	0	--	6	1	500.0
Devon Town	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Fort Saskatchewan City	1	1	0.0	0	0	--	33	28	17.9	1	0	--	35	29	20.7
Gibbons Town	0	0	--	0	0	--	1	0	--	0	0	--	1	0	--
Leduc City	3	1	200.0	0	0	--	24	24	0.0	0	0	--	27	25	8.0
Leduc County	1	3	-66.7	0	0	--	3	7	-57.1	0	0	--	4	10	-60.0
Morinville Town	0	0	--	0	0	--	4	2	100.0	0	0	--	4	2	100.0
Parkland County	3	5	-40.0	0	0	--	1	2	-50.0	1	1	0.0	5	8	-37.5
Spruce Grove City	0	6	-100.0	0	0	--	34	35	-2.9	0	0	--	34	41	-17.1
St. Albert City	2	6	-66.7	0	0	--	22	16	37.5	0	0	--	24	22	9.1
Stony Plain Town	0	0	--	0	0	--	14	5	180.0	0	0	--	14	5	180.0
Strathcona County	4	3	33.3	0	0	--	25	15	66.7	0	0	--	29	18	61.1
Sturgeon County	1	0	--	0	0	--	1	0	--	1	0	--	3	0	--
First Nations	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Other Centres	1	3	-66.7	0	0	--	1	0	--	0	0	--	2	3	-33.3
Total Rural	**17**	**28**	**-39.3**	**0**	**0**	**--**	**175**	**144**	**21.5**	**3**	**1**	**200.0**	**195**	**173**	**12.7**
Grand Total	**23**	**35**	**-34.3**	**1**	**1**	**0.0**	**540**	**429**	**25.9**	**4**	**5**	**-20.0**	**568**	**470**	**20.9**

Table 36a: Edmonton Metropolitan Area
Multiple Units Absorbed from Inventory by Zone, Type and Tenure: May 2016

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	4	4	130	134	0	0	0	0	138
Northeast	9	2	27	29	0	0	0	0	38
Northwest	2	0	0	0	1	1	2	0	4
South Central	9	0	0	0	0	0	0	0	9
Southeast	18	0	0	0	1	0	1	0	19
Southwest	15	6	37	43	0	0	0	2	60
West	19	0	11	11	0	1	1	0	31
Total Edmonton City	**76**	**12**	**205**	**217**	**2**	**2**	**4**	**2**	**299**
Beaumont Town	0	0	0	0	0	0	0	3	3
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	2	0	0	0	0	0	0	0	2
Fort Saskatchewan City	9	6	3	9	0	0	0	2	20
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	7	0	47	47	0	0	0	3	57
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	0	0	0	0	0
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	6	0	0	0	0	0	0	0	6
St. Albert City	2	1	0	1	0	0	0	0	3
Stony Plain Town	7	0	0	0	0	0	0	4	11
Strathcona County	4	0	10	10	1	5	6	0	20
Sturgeon County	0	0	0	0	0	0	0	0	0
First Nations	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural	**37**	**7**	**60**	**67**	**1**	**5**	**6**	**12**	**122**
Grand Total	**113**	**19**	**265**	**284**	**3**	**7**	**10**	**14**	**421**

Table 36b: Edmonton Metropolitan Area
Multiple Units Absorbed from Inventory by Zone, Type and Tenure: Year-to-Date 2016

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	25	7	243	250	0	2	2	6	283
Northeast	24	2	43	45	0	7	7	0	76
Northwest	20	0	14	14	2	8	10	0	44
South Central	30	0	2	2	0	4	4	0	36
Southeast	48	0	25	25	3	4	7	9	89
Southwest	76	6	248	254	5	12	17	14	361
West	46	0	25	25	3	5	8	9	88
Total Edmonton City	**269**	**15**	**600**	**615**	**13**	**42**	**55**	**38**	**977**
Beaumont Town	0	0	0	0	0	0	0	4	4
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	2	0	0	0	0	0	0	0	2
Fort Saskatchewan City	43	20	36	56	0	0	0	3	102
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	16	0	47	47	0	0	0	4	67
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	3	0	0	0	0	0	0	0	3
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	27	3	0	3	0	1	1	0	31
St. Albert City	12	1	3	4	0	0	0	0	16
Stony Plain Town	12	0	0	0	1	0	1	4	17
Strathcona County	22	0	22	22	2	11	13	0	57
Sturgeon County	0	0	0	0	0	0	0	0	0
First Nations	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	0	0
Total Rural	**137**	**24**	**108**	**132**	**3**	**12**	**15**	**15**	**299**
Grand Total	**406**	**39**	**708**	**747**	**16**	**54**	**70**	**53**	**1,276**

Table 37a: Edmonton Metropolitan Area
Absorbed Units at Completion by Zone and Type: May 2016

Area	Singles			Multiples			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	10	8	25.0	16	2	700.0	26	10	160.0
Northeast	24	20	20.0	7	32	-78.1	31	52	-40.4
Northwest	21	87	-75.9	50	110	-54.5	71	197	-64.0
South Central	8	9	-11.1	4	26	-84.6	12	35	-65.7
Southeast	56	75	-25.3	70	52	34.6	126	127	-0.8
Southwest	55	67	-17.9	153	69	121.7	208	136	52.9
West	45	69	-34.8	20	143	-86.0	65	212	-69.3
Total Edmonton City	**219**	**335**	**-34.6**	**320**	**434**	**-26.3**	**539**	**769**	**-29.9**
Beaumont Town	24	12	100.0	1	2	-50.0	25	14	78.6
Calmar Town	1	0	--	0	0	--	1	0	--
Devon Town	0	0	--	0	0	--	0	0	--
Fort Saskatchewan City	5	9	-44.4	8	12	-33.3	13	21	-38.1
Gibbons Town	0	2	-100.0	0	0	--	0	2	-100.0
Leduc City	19	12	58.3	3	6	-50.0	22	18	22.2
Leduc County	6	30	-80.0	0	0	--	6	30	-80.0
Morinville Town	2	1	100.0	0	0	--	2	1	100.0
Parkland County	12	7	71.4	0	0	--	12	7	71.4
Spruce Grove City	7	10	-30.0	11	9	22.2	18	19	-5.3
St. Albert City	10	8	25.0	7	0	--	17	8	112.5
Stony Plain Town	3	1	200.0	4	0	--	7	1	600.0
Strathcona County	20	23	-13.0	20	56	-64.3	40	79	-49.4
Sturgeon County	6	8	-25.0	0	0	--	6	8	-25.0
First Nations	0	0	--	0	0	--	0	0	--
Other Centres	1	2	-50.0	3	0	--	4	2	100.0
Total Rural	**116**	**125**	**-7.2**	**57**	**85**	**-32.9**	**173**	**210**	**-17.6**
Grand Total	**335**	**460**	**-27.2**	**377**	**519**	**-27.4**	**712**	**979**	**-27.3**

Table 37b: Edmonton Metropolitan Area
Absorbed Units at Completion by Zone and Type: Year-to-Date 2016

Area	Singles			Multiples			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--
North Central	40	33	21.2	501	27	1,755.6	541	60	801.7
Northeast	87	101	-13.9	60	307	-80.5	147	408	-64.0
Northwest	125	348	-64.1	107	251	-57.4	232	599	-61.3
South Central	38	33	15.2	58	157	-63.1	96	190	-49.5
Southeast	275	308	-10.7	329	390	-15.6	604	698	-13.5
Southwest	347	456	-23.9	528	543	-2.8	875	999	-12.4
West	249	327	-23.9	229	278	-17.6	478	605	-21.0
Total Edmonton City	**1,161**	**1,606**	**-27.7**	**1,812**	**1,953**	**-7.2**	**2,973**	**3,559**	**-16.5**
Beaumont Town	57	50	14.0	17	8	112.5	74	58	27.6
Calmar Town	3	11	-72.7	0	0	--	3	11	-72.7
Devon Town	1	2	-50.0	0	0	--	1	2	-50.0
Fort Saskatchewan City	19	56	-66.1	26	26	0.0	45	82	-45.1
Gibbons Town	0	3	-100.0	0	0	--	0	3	-100.0
Leduc City	61	91	-33.0	31	72	-56.9	92	163	-43.6
Leduc County	39	47	-17.0	0	0	--	39	47	-17.0
Morinville Town	12	18	-33.3	3	0	--	15	18	-16.7
Parkland County	45	49	-8.2	0	1	--	45	50	-10.0
Spruce Grove City	50	104	-51.9	60	93	-35.5	110	197	-44.2
St. Albert City	34	58	-41.4	25	13	92.3	59	71	-16.9
Stony Plain Town	9	16	-43.8	11	14	-21.4	20	30	-33.3
Strathcona County	88	79	11.4	29	125	-76.8	117	204	-42.6
Sturgeon County	48	42	14.3	0	0	--	48	42	14.3
First Nations	0	0	--	0	0	--	0	0	--
Other Centres	10	6	66.7	3	0	--	13	6	116.7
Total Rural	**476**	**632**	**-24.7**	**205**	**352**	**-41.8**	**681**	**984**	**-30.8**
Grand Total	**1,637**	**2,238**	**-26.9**	**2,017**	**2,305**	**-12.5**	**3,654**	**4,543**	**-19.6**

Table 38a: Edmonton Metropolitan Area
Single-Detached Units Absorbed at Completion by Zone and House Type: May 2016

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	2	0	--	1	1	0.0	7	7	0.0	0	0	--	10	8	25.0
Northeast	3	0	--	0	0	--	21	20	5.0	0	0	--	24	20	20.0
Northwest	0	0	--	0	4	-100.0	21	83	-74.7	0	0	--	21	87	-75.9
South Central	0	0	--	0	0	--	8	9	-11.1	0	0	--	8	9	-11.1
Southeast	2	1	100.0	0	0	--	54	74	-27.0	0	0	--	56	75	-25.3
Southwest	0	3	-100.0	1	0	--	53	64	-17.2	1	0	--	55	67	-17.9
West	4	6	-33.3	0	0	--	41	63	-34.9	0	0	--	45	69	-34.8
Total Edmonton City	**11**	**10**	**10.0**	**2**	**5**	**-60.0**	**205**	**320**	**-35.9**	**1**	**0**	**--**	**219**	**335**	**-34.6**
Beaumont Town	0	1	-100.0	0	0	--	24	11	118.2	0	0	--	24	12	100.0
Calmar Town	0	0	--	0	0	--	1	0	--	0	0	--	1	0	--
Devon Town	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Fort Saskatchewan City	2	2	0.0	0	0	--	3	7	-57.1	0	0	--	5	9	-44.4
Gibbons Town	0	0	--	0	0	--	0	2	-100.0	0	0	--	0	2	-100.0
Leduc City	1	3	-66.7	0	0	--	18	9	100.0	0	0	--	19	12	58.3
Leduc County	5	16	-68.8	0	0	--	1	11	-90.9	0	3	-100.0	6	30	-80.0
Morinville Town	1	0	--	0	0	--	1	1	0.0	0	0	--	2	1	100.0
Parkland County	3	6	-50.0	0	0	--	9	0	--	0	1	-100.0	12	7	71.4
Spruce Grove City	1	1	0.0	0	0	--	6	9	-33.3	0	0	--	7	10	-30.0
St. Albert City	0	2	-100.0	0	0	--	10	6	66.7	0	0	--	10	8	25.0
Stony Plain Town	0	0	--	0	0	--	3	1	200.0	0	0	--	3	1	200.0
Strathcona County	10	5	100.0	0	1	-100.0	10	17	-41.2	0	0	--	20	23	-13.0
Sturgeon County	3	2	50.0	0	0	--	2	6	-66.7	1	0	--	6	8	-25.0
First Nations	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Other Centres	1	1	0.0	0	0	--	0	1	-100.0	0	0	--	1	2	-50.0
Total Rural	**27**	**39**	**-30.8**	**0**	**1**	**-100.0**	**88**	**81**	**8.6**	**1**	**4**	**-75.0**	**116**	**125**	**-7.2**
Grand Total	**38**	**49**	**-22.4**	**2**	**6**	**-66.7**	**293**	**401**	**-26.9**	**2**	**4**	**-50.0**	**335**	**460**	**-27.2**

Table 38b: Edmonton Metropolitan Area
Single-Detached Units Absorbed at Completion by Zone and House Type: Year-to-Date 2016

Area	Bungalow			Split Level			Two Storey			Other			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Zone Not Coded	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
North Central	5	3	66.7	2	4	-50.0	32	26	23.1	1	0	--	40	33	21.2
Northeast	5	2	150.0	0	4	-100.0	82	95	-13.7	0	0	--	87	101	-13.9
Northwest	3	2	50.0	3	7	-57.1	118	338	-65.1	1	1	0.0	125	348	-64.1
South Central	1	2	-50.0	0	0	--	30	30	0.0	7	1	600.0	38	33	15.2
Southeast	5	3	66.7	4	3	33.3	266	302	-11.9	0	0	--	275	308	-10.7
Southwest	9	14	-35.7	3	0	--	333	440	-24.3	2	2	0.0	347	456	-23.9
West	6	21	-71.4	1	0	--	237	306	-22.5	5	0	--	249	327	-23.9
Total Edmonton City	**34**	**47**	**-27.7**	**13**	**18**	**-27.8**	**1,098**	**1,537**	**-28.6**	**16**	**4**	**300.0**	**1,161**	**1,606**	**-27.7**
Beaumont Town	2	3	-33.3	0	0	--	55	47	17.0	0	0	--	57	50	14.0
Calmar Town	0	1	-100.0	0	0	--	3	10	-70.0	0	0	--	3	11	-72.7
Devon Town	1	0	--	0	0	--	0	2	-100.0	0	0	--	1	2	-50.0
Fort Saskatchewan City	3	9	-66.7	0	0	--	16	47	-66.0	0	0	--	19	56	-66.1
Gibbons Town	0	0	--	0	0	--	0	2	-100.0	0	1	-100.0	0	3	-100.0
Leduc City	3	9	-66.7	0	1	-100.0	58	81	-28.4	0	0	--	61	91	-33.0
Leduc County	13	22	-40.9	1	0	--	20	20	0.0	5	5	0.0	39	47	-17.0
Morinville Town	2	6	-66.7	0	0	--	10	12	-16.7	0	0	--	12	18	-33.3
Parkland County	17	32	-46.9	0	1	-100.0	23	6	283.3	5	10	-50.0	45	49	-8.2
Spruce Grove City	4	5	-20.0	0	0	--	46	99	-53.5	0	0	--	50	104	-51.9
St. Albert City	4	11	-63.6	0	0	--	30	47	-36.2	0	0	--	34	58	-41.4
Stony Plain Town	1	1	0.0	0	0	--	8	10	-20.0	0	5	-100.0	9	16	-43.8
Strathcona County	21	15	40.0	0	3	-100.0	66	58	13.8	1	3	-66.7	88	79	11.4
Sturgeon County	19	24	-20.8	0	0	--	21	14	50.0	8	4	100.0	48	42	14.3
First Nations	0	0	--	0	0	--	0	0	--	0	0	--	0	0	--
Other Centres	5	2	150.0	1	0	--	3	3	0.0	1	1	0.0	10	6	66.7
Total Rural	**95**	**140**	**-32.1**	**2**	**5**	**-60.0**	**359**	**458**	**-21.6**	**20**	**29**	**-31.0**	**476**	**632**	**-24.7**
Grand Total	**129**	**187**	**-31.0**	**15**	**23**	**-34.8**	**1,457**	**1,995**	**-27.0**	**36**	**33**	**9.1**	**1,637**	**2,238**	**-26.9**

Table 39a: Edmonton Metropolitan Area
Multiple Units Absorbed at Completion by Zone, Type and Tenure: May 2016

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	6	3	4	7	3	0	3	0	16
Northeast	7	0	0	0	0	0	0	0	7
Northwest	14	0	0	0	36	0	36	0	50
South Central	2	0	2	2	0	0	0	0	4
Southeast	47	0	0	0	7	0	7	16	70
Southwest	28	1	63	64	0	53	53	8	153
West	12	0	0	0	8	0	8	0	20
Total Edmonton City	**116**	**4**	**69**	**73**	**54**	**53**	**107**	**24**	**320**
Beaumont Town	0	0	0	0	0	0	0	1	1
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	6	2	0	2	0	0	0	0	8
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	1	0	0	0	2	0	2	0	3
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	0	0	0	0	0	0	0	0	0
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	8	0	0	0	0	0	0	3	11
St. Albert City	0	7	0	7	0	0	0	0	7
Stony Plain Town	0	0	0	0	4	0	4	0	4
Strathcona County	1	0	18	18	1	0	1	0	20
Sturgeon County	0	0	0	0	0	0	0	0	0
First Nations	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	3	3
Total Rural	**16**	**9**	**18**	**27**	**7**	**0**	**7**	**7**	**57**
Grand Total	**132**	**13**	**87**	**100**	**61**	**53**	**114**	**31**	**377**

Table 39b: Edmonton Metropolitan Area
Multiple Units Absorbed at Completion by Zone, Type and Tenure: Year-to-Date 2016

Area		Rental			Condominium				
	Semi-Det	Row	Apt.	Total	Row	Apt.	Total	Other	Grand Total
Zone Not Coded	0	0	0	0	0	0	0	0	0
North Central	42	10	159	169	6	284	290	0	501
Northeast	25	0	35	35	0	0	0	0	60
Northwest	34	0	0	0	73	0	73	0	107
South Central	15	0	4	4	0	39	39	0	58
Southeast	100	0	0	0	45	155	200	29	329
Southwest	153	3	253	256	16	53	69	50	528
West	79	0	10	10	35	102	137	3	229
Total Edmonton City	**448**	**13**	**461**	**474**	**175**	**633**	**808**	**82**	**1,812**
Beaumont Town	16	0	0	0	0	0	0	1	17
Calmar Town	0	0	0	0	0	0	0	0	0
Devon Town	0	0	0	0	0	0	0	0	0
Fort Saskatchewan City	13	2	2	4	9	0	9	0	26
Gibbons Town	0	0	0	0	0	0	0	0	0
Leduc City	9	0	8	8	4	0	4	10	31
Leduc County	0	0	0	0	0	0	0	0	0
Morinville Town	3	0	0	0	0	0	0	0	3
Parkland County	0	0	0	0	0	0	0	0	0
Spruce Grove City	56	1	0	1	0	0	0	3	60
St. Albert City	9	13	0	13	3	0	3	0	25
Stony Plain Town	7	0	0	0	4	0	4	0	11
Strathcona County	10	0	18	18	1	0	1	0	29
Sturgeon County	0	0	0	0	0	0	0	0	0
First Nations	0	0	0	0	0	0	0	0	0
Other Centres	0	0	0	0	0	0	0	3	3
Total Rural	**123**	**16**	**28**	**44**	**21**	**0**	**21**	**17**	**205**
Grand Total	**571**	**29**	**489**	**518**	**196**	**633**	**829**	**99**	**2,017**

Table 40: Edmonton Metropolitan Area
Percent Absorbed at Completion by Zone: May 2016

Area	% Absorbed at Completion		
	Singles	Multiples	Total
Zone Not Coded	0	0	0
North Central	83.3	61.5	68.4
Northeast	63.2	17.5	39.7
Northwest	55.3	51.0	52.2
South Central	80.0	33.3	54.5
Southeast	70.0	74.5	72.4
Southwest	69.6	84.1	79.7
West	76.3	60.6	70.7
Total Edmonton City	**69.3**	**66.0**	**67.3**
Beaumont Town	92.3	33.3	86.2
Calmar Town	100.0	0	100.0
Devon Town	0.0	0	0.0
Fort Saskatchewan City	45.5	33.3	37.1
Gibbons Town	0	0	0
Leduc City	59.4	42.9	56.4
Leduc County	100.0	0	100.0
Morinville Town	33.3	0	33.3
Parkland County	100.0	0	100.0
Spruce Grove City	50.0	22.0	28.1
St. Albert City	52.6	25.0	36.2
Stony Plain Town	75.0	50.0	58.3
Strathcona County	76.9	38.5	51.3
Sturgeon County	100.0	0	100.0
First Nations	0	0	0
Other Centres	33.3	75.0	57.1
Total Rural	**69.0**	**32.4**	**50.3**
Grand Total	**69.2**	**57.0**	**62.2**

Table 41: Alberta Centres with Population of 50,000+
Housing Starts

May 2016									
	Singles			Multiples			Total		
City	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Calgary	243	299	-18.7	405	759	-46.6	648	1,058	-38.8
Edmonton	328	539	-39.1	487	674	-27.7	815	1,213	-32.8
Grande Prairie	10	12	-16.7	0	4	-100.0	10	16	-37.5
Lethbridge	39	51	-23.5	15	20	-25.0	54	71	-23.9
Medicine Hat	8	17	-52.9	2	4	-50.0	10	21	-52.4
Red Deer	9	15	-40.0	0	8	-100.0	9	23	-60.9
Wood Buffalo	0	4	-100.0	0	0	--	0	4	-100.0

Table 42: Alberta Centres with Population of 50,000+
Housing Starts: Year-to-Date 2016

City	Singles			Multiples			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Calgary	1,127	1,861	-39.4	1,903	3,151	-39.6	3,030	5,012	-39.5
Edmonton	1,544	2,467	-37.4	2,517	5,537	-54.5	4,061	8,004	-49.3
Grande Prairie	35	41	-14.6	91	24	279.2	126	65	93.8
Lethbridge	190	188	1.1	76	128	-40.6	266	316	-15.8
Medicine Hat	45	66	-31.8	10	16	-37.5	55	82	-32.9
Red Deer	45	113	-60.2	169	256	-34.0	214	369	-42.0
Wood Buffalo	7	42	-83.3	6	103	-94.2	13	145	-91.0

Table 43: Alberta Centres with Population of 50,000+
Housing Completions

May 2016									
	Singles			Multiples			Total		
City	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Calgary	307	435	-29.4	389	702	-44.6	696	1,137	-38.8
Edmonton	484	598	-19.1	661	696	-5.0	1,145	1,294	-11.5
Grande Prairie	11	46	-76.1	191	35	445.7	202	81	149.4
Lethbridge	31	60	-48.3	17	8	112.5	48	68	-29.4
Medicine Hat	18	20	-10.0	12	0	--	30	20	50.0
Red Deer	12	36	-66.7	3	37	-91.9	15	73	-79.5
Wood Buffalo	0	59	-100.0	0	88	-100.0	0	147	-100.0

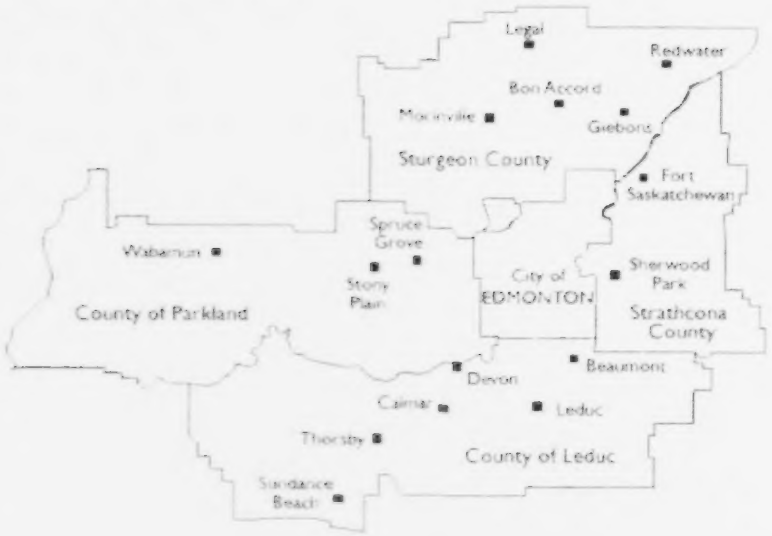
Table 44: Alberta Centres with Population of 50,000+
Housing Completions: Year-to-Date 2016

City	Singles			Multiples			Total		
	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Calgary	1,391	2,259	-38.4	3,395	3,570	-4.9	4,786	5,829	-17.9
Edmonton	2,319	2,793	-17.0	4,080	3,222	26.6	6,399	6,015	6.4
Grande Prairie	44	86	-48.8	245	117	109.4	289	203	42.4
Lethbridge	253	171	48.0	164	49	234.7	417	220	89.5
Medicine Hat	72	75	-4.0	26	2	1,200.0	98	77	27.3
Red Deer	76	172	-55.8	102	79	29.1	178	251	-29.1
Wood Buffalo	15	131	-88.5	95	297	-68.0	110	428	-74.3

Table 45: Alberta Centres with Population of 50,000+
Housing Under Construction

May 2016									
	Singles			Multiples			Total		
City	2016	2015	% Change	2016	2015	% Change	2016	2015	% Change
Calgary	2,103	3,260	-35.5	9,919	11,296	-12.2	12,022	14,556	-17.4
Edmonton	2,581	4,367	-40.9	9,976	12,283	-18.8	12,557	16,650	-24.6
Grande Prairie	89	227	-60.8	104	191	-45.5	193	418	-53.8
Lethbridge	376	382	-1.6	176	204	-13.7	552	586	-5.8
Medicine Hat	52	108	-51.9	23	69	-66.7	75	177	-57.6
Red Deer	71	152	-53.3	308	380	-18.9	379	532	-28.8
Wood Buffalo	25	76	-67.1	94	366	-74.3	119	442	-73.1

Edmonton Area



Edmonton Census Metropolitan Area

METHODOLOGY

Starts & Completions Survey Methodology

The Starts and Completions Survey is conducted by way of site visits which are used to confirm that new units have reached set stages in the construction process. Since most municipalities in the country issue building permits, these are used as an indication of where construction is likely to take place. The Starts and Completions Survey is carried out monthly in urban areas with population in excess of 50,000, as defined by the 2011 Census.

The Starts and Completions Survey enumerates dwelling units in new structures only, designed for non-transient and year-round occupancy.

Mobile homes are included in the surveys. A mobile home is a type of manufactured house that is completely assembled in a factory and then moved to a foundation before it is occupied.

Trailers or any other movable dwelling (the larger often referred to as a mobile home) with no permanent foundation are excluded from the survey.

Conversions and/or alterations within an existing structure are excluded from the surveys as are seasonal dwellings, such as: summer cottages, hunting and ski cabins, trailers and boat houses; and hostel accommodations, such as: hospitals, nursing homes, penal institutions, convents, monasteries, military and industrial camps, and collective types of accommodation such as: hotels, clubs, and lodging homes.

Market Absorption Survey Methodology

The Market Absorption Survey is carried out in conjunction with the Starts and Completions Survey in urban areas with populations in excess of 50,000. When a structure is recorded as completed, an update is also made as units are sold or rented. The dwellings are then enumerated each month until such time as full absorption occurs.

STARTS AND COMPLETIONS SURVEY AND MARKET ABSORPTION SURVEY DEFINITIONS

A **"dwelling unit"**, for purposes of the Starts and Completions Survey, is defined as a structurally separate self-contained living premise with a private entrance from outside the building or from a common hall, lobby, or stairway inside the building. Such an entrance must be one that can be used without passing through another separate dwelling unit.

A **"start"**, for purposes of the Starts and Completions Survey, is defined as the beginning of construction work on a building, usually when the concrete has been poured for the whole of the footing around the structure, or an equivalent stage where a basement will not be part of the structure.

The number of units **"under construction"** as at the end of the period shown, takes into account certain adjustments which are necessary for various reasons. For example, after a start on a dwelling has commenced construction may cease, or a structure, when completed, may contain more or fewer dwelling units than were reported at start.

A **"completion"**, for purposes of the Starts and Completions Survey, is defined as the stage at which all the proposed construction work on a dwelling unit has been performed, although under some circumstances a dwelling may be counted as completed where up to 10 per cent of the proposed work remains to be done.

The term **"absorbed"** means that a housing unit is no longer on the market (i.e. has been sold or rented). This usually happens when a binding contract is secured by a non-refundable deposit and has been signed by a qualified purchaser. The purpose of the Market Absorption Survey is to measure the rate at which units are sold or rented after they are completed, as well as collect prices.

DWELLING TYPE DEFINITIONS

A **"Single-Detached"** dwelling (also referred to as **"Single"**) is a building containing only one dwelling unit, which is completely separated on all sides from any other dwelling or structure. Includes link homes, where two units may share a common basement wall but are separated above grade.

A **"Semi-Detached (Double)"** dwelling (also referred to as **"Semi"**) is one of two dwellings located side-by-side in a building, adjoining no other structure and separated by a common or party wall extending from ground to roof.

A **"Row (Townhouse)"** dwelling is a one family dwelling unit in a row of three or more attached dwellings separated by a common or party wall extending from ground to roof.

The term **"Apartment"** includes all dwellings other than those described above, including structures commonly known as stacked townhouses, duplexes, triplexes, double duplexes and row duplexes.

The term **"multiples"** is equal to the sum of semi, row and apartment units.

STRUCTURE DESIGN ("HOUSE TYPE") DEFINITIONS

Bungalow: A ground-oriented detached residential structure with one level of finished living area above grade.

Split Level: A ground-oriented detached residential structure with at least three levels of finished living area (that do not constitute three storeys), one level of which may be partially below grade. Bi-levels are also captured within this category.

Two storey: A ground-oriented detached residential structure with two levels of finished living area above grade and each living area is approximately the same size.

Other: This category captures all remaining house types including, but not limited to, the following: one and a half storey, two and a half storey, three storey detached residential structures and certain prefabricated homes.

Undetermined: This term refers to instances where CMHC field enumerators were unable to determine dwelling type at time of enumeration. This is mainly due to the early stages of construction not reaching a point where structure design (house type) can be observed or is identifiable.

INTENDED MARKET

The "intended market" is the tenure in which the unit is being marketed. This includes the following categories:

Condominium or "condo" (including Strata-Titled): An individual dwelling which is privately owned, but where the building and/or the land are collectively owned by all dwelling unit owners. A condominium is a form of ownership rather than a type of house.

Rental: Dwelling constructed for rental purposes regardless of who finances the structure.

GEOGRAPHICAL TERMS

A census metropolitan area (CMA) or a census agglomeration (CA) is formed by one or more adjacent municipalities centred on a large urban area (known as the urban core). The census population count of the urban core is at least 10,000 to form a census agglomeration and at least 100,000 to form a census metropolitan area. To be included in the CMA or CA, other adjacent municipalities must have a high degree on integration with the central urban area, as measured by commuting flows derived from census place of work data. CMAs and CAs contain whole municipalities or Census Subdivisions.

All data presented in this publication is based on Statistics Canada's 2006 Census area definitions.

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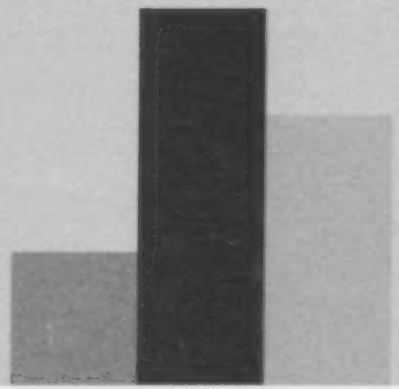

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